



BRITISH  
PROPERTY  
AWARDS

2018



**GOLD WINNER**

ESTATE AGENT  
IN STAMFORD



nest  
ESTATES

St. Georges Avenue,  
Stamford, PE9 1UH  
Offers in Excess of £90,000

# SUMMARY

- Immaculate One Bedroom First Floor Apartment
- Over 60's Development
- Rare Opportunity
- Close To Town Centre
- Parking
- Communal Gardens
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Immaculately presented one bedroom first floor apartment, ideally located near local amenities. One of Stamford's most popular retirement development for the over 60's. Located only a short walk away from the heart of this stunning town centre and is offered to the market with \*\*\* NO ONWARD CHAIN \*\*\* The development enjoys a range of facilities including onsite residence and visitor parking, stunning communal grounds surrounding the development with terraced seating areas. a wealth of plants and lawns. On entering the main building, there is a residence communal lounge where guests and residence may entertain. There is the use of a communal kitchen area and also located on this level is the entrance to the lift and stairs to all floors, a guest suite and laundry room.

Tenure: Leasehold

EPC Rating: C

Council Tax Band:

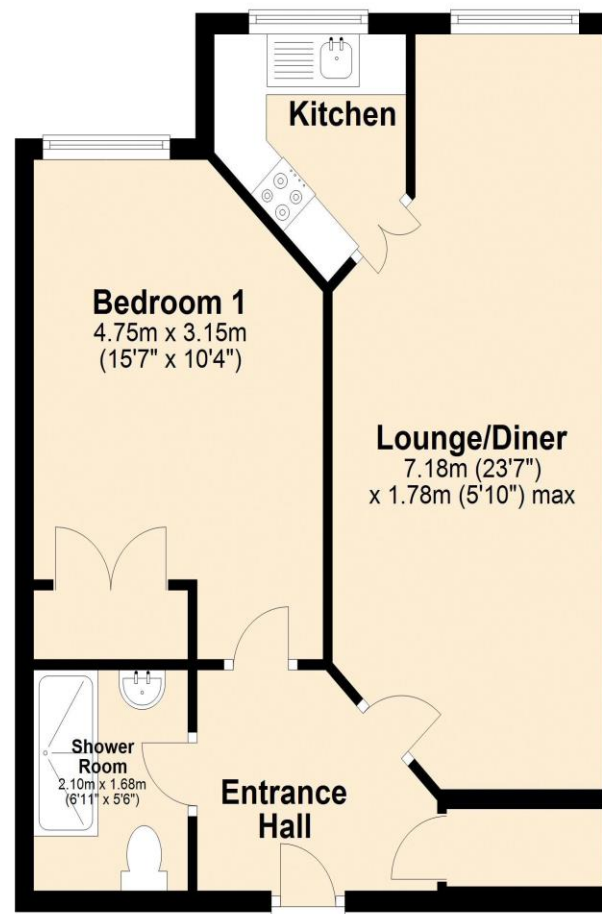
Local Authority: South Kesteven District Council

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## Ground Floor

Approx. 48.2 sq. metres (518.5 sq. feet)



Total area: approx. 48.2 sq. metres (518.5 sq. feet)

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