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6 Chapel Court

Hungerford, Berkshire, RG17 0HW

A distinctive split-level maisonette conveniently situated within the town.

£199,950

- Entrance Hall
- Kitchen/Breakfast Room
- Sitting Room
- Two Bedrooms
- Bathroom with Shower
- Communal Gardens
- Residents Parking Area
- EXTENDED LEASE TO 999 YEARS FROM 2014

110 High Street, Hungerford, Berkshire RG17 0NB
Tel: 01488 685 353 Fax: 01488 680844

Description

The light and airy accommodation includes a private entrance not communal, good hall space, a sitting room and a kitchen/breakfast room. A second staircase leads to the top floor where there are two bedrooms and a contemporary bathroom that includes a shower. Outside there are communal gardens and a residents parking area.

Hungerford

The historic market town of Hungerford has a range of local shops and is renowned as an antiques centre. It is bordered by Freemans Marsh and Portdown Common with the Kennet & Avon canal flowing through. The town has a doctors surgery, public library, two supermarkets, a primary school, secondary school and also a nursery school rated outstanding by Ofsted. There are also pubs, restaurants and numerous leisure activities and clubs. The M4 motorway can be joined approximately 3 miles to the north and there is a rail service from the town to Newbury, Reading, London (Paddington) and the West Country (Reading to Taunton line).

Directions

From our office turn right down the High Street and right at The Bear Hotel. Take the first left turn into Chapel Court and left into the courtyard and No.6 will be found straight ahead.

Entrance Hall

Stairs to first floor.

Landing

Airing cupboard with hot water tank and immersion heater. Night storage heater. Stairs to second floor.

Sitting Room

14' 11" (4.55m) x 13' 3" (4.04m). Feature fire surround (not open). Night storage heater.

Kitchen/Breakfast Room

11' 10" (3.61m) x 7' 9" (2.36m). Fitted with a range of wall and base units with drawers, work surfaces over and tiled surrounds. Single drainer stainless steel sink unit with a mixer tap. Electric cooker point. Plumbing for automatic washing machine. Electric panel heater.

Bedroom 1

11' 3" (3.43m) max x 10' 10" (3.3m) max. Electric panel heater. Eaves storage.

Bedroom 2

8' 11" (2.72m) max x 8' 1" (2.46m) max.

Bathroom

A white suite comprising shaped panel bath with a shower over and curved screen, wash hand basin and w.c. Tiled surrounds.



Outside

There are communal gardens laid to lawn with shrubs and a pathway to the property. Residents parking area.

Lease

The remainder of a 999 year lease which commenced in January 2014.

Maintenance Charge

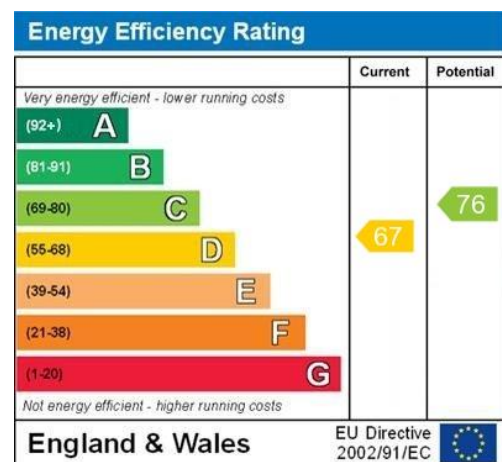
Currently £925 per annum.

Ground Rent

N/A

Services

All mains connected, except gas. Appliances, where fitted, have not been tested nor have any forms of heating. Only fixtures and fittings which are specifically identified are included.



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