

HUNTERS®

HERE TO GET *you* THERE



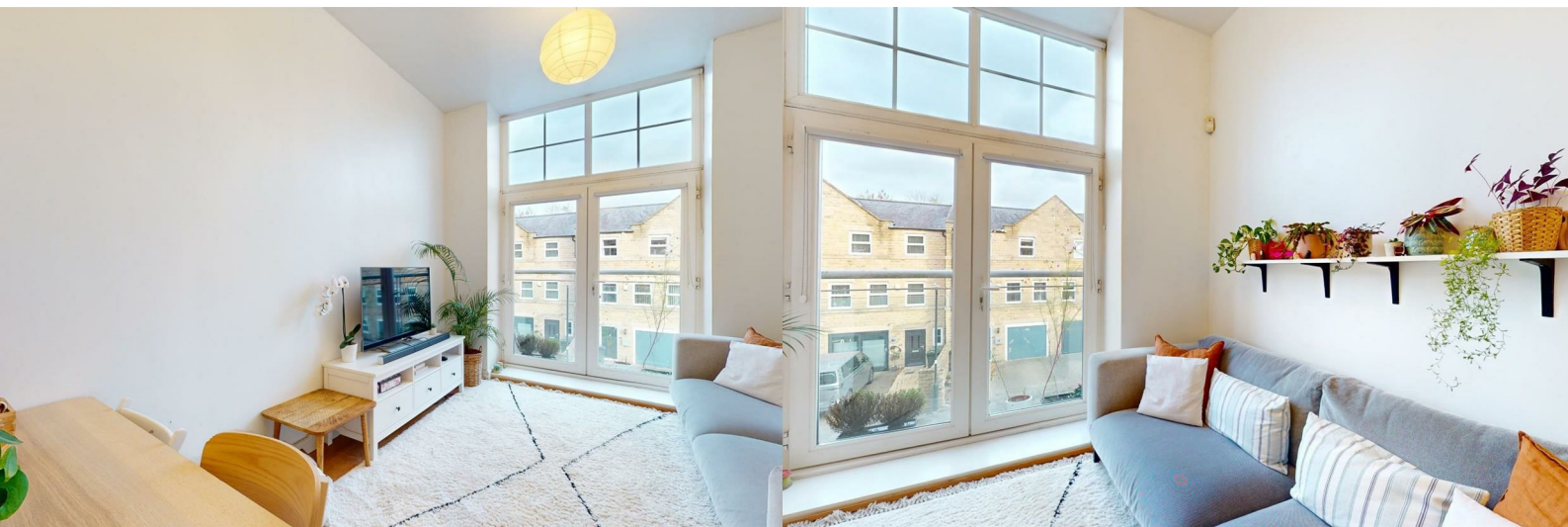
2 Mill Fold

Addingham, Ilkley, LS29 0SY

£115,108



Council Tax: C



Apartment 19 Low Mill 2 Mill Fold

Addingham, Ilkley, LS29 0SY

£115,108

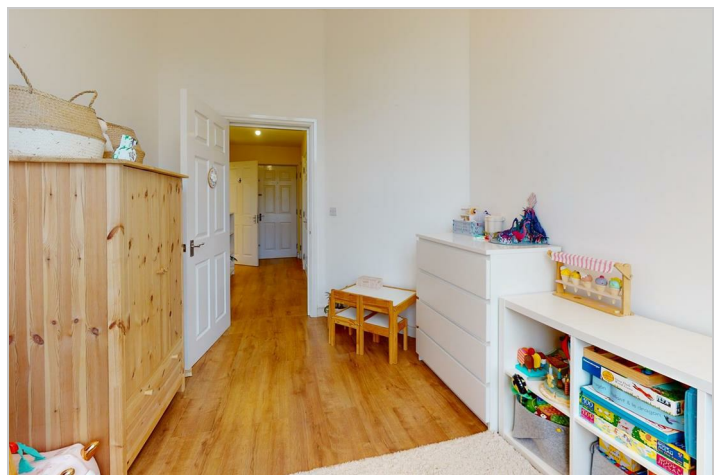
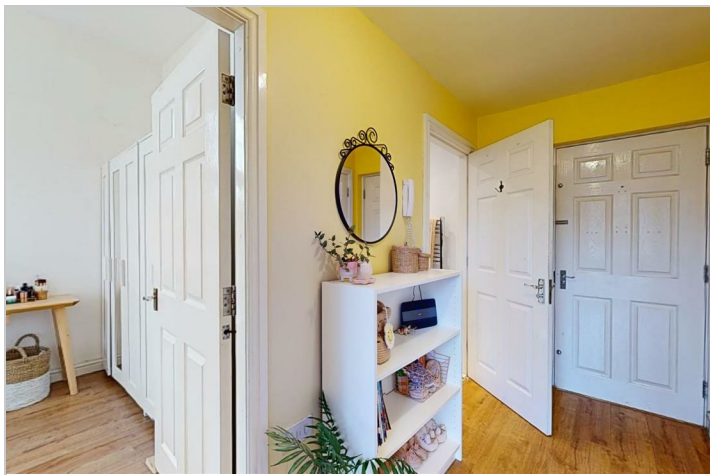


Agents notes

TENURE Leasehold for a term of 125 years from 1st January 2005. (107 years remaining) We are advised that the current ground rent is £284.00 per year.

SERVICE CHARGE We are advised that a service charge of £134 per month is collected in respect of the running of the management company and maintenance of the building and surrounding areas. A further charge of £15 per month is collected in respect of the maintenance of the communal meadow. Buildings insurance is made by way of a separate payment on an annual basis, which for the current year amounted to £606 (single payment). It is advised that the purchaser checks these figures with a solicitor before proceeding with the purchase..

DISCOUNT FOR SALE SCHEME The property is offered for sale under the Discount for Sale Scheme with the purchaser acquiring a 56.15% equity share. No rental payment is made in respect of the balance of the equity. Purchasers must meet certain criteria to be eligible under the Discount for Sale Scheme. Please ask agent for further details.



Road Map



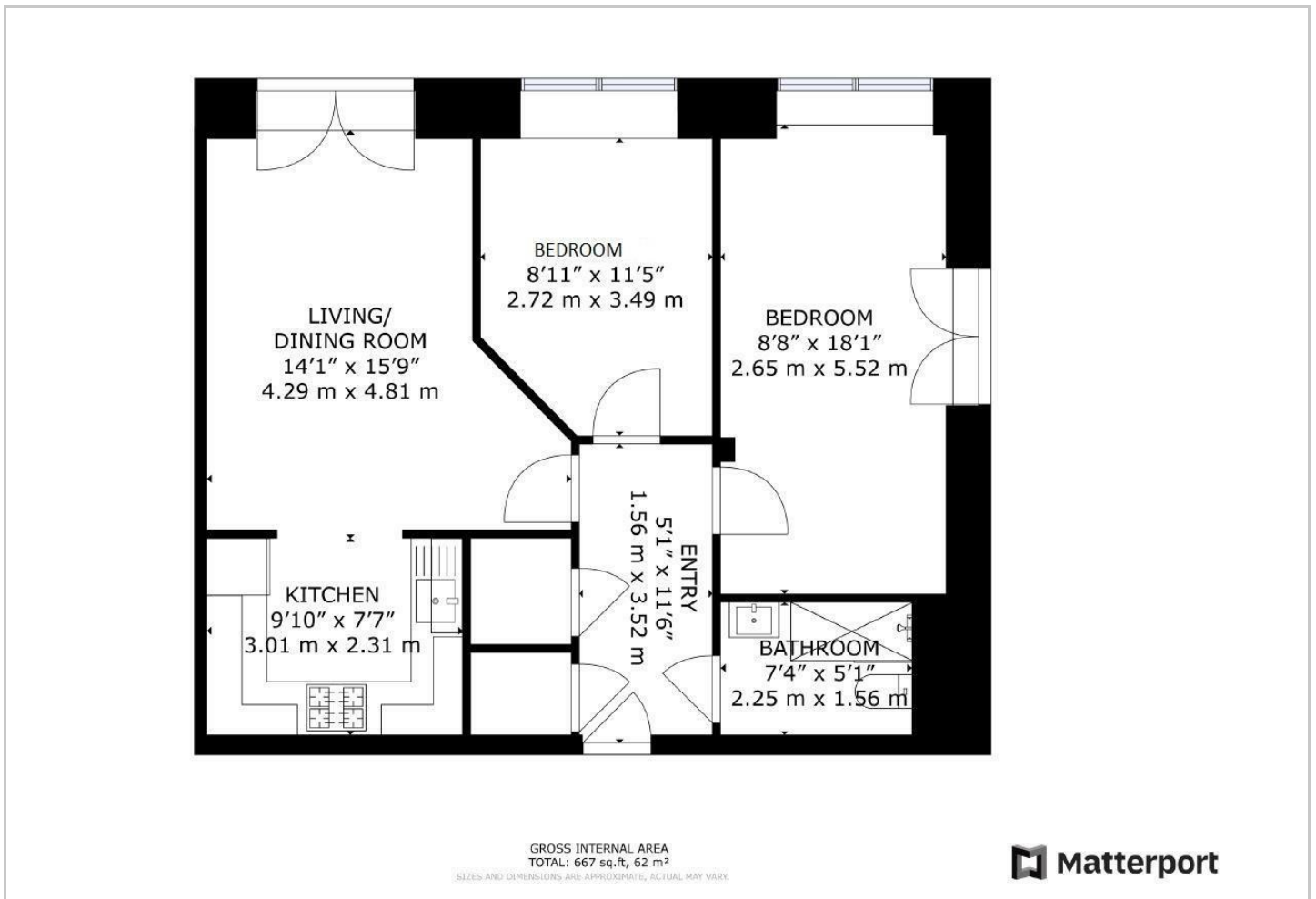
Hybrid Map



Terrain Map



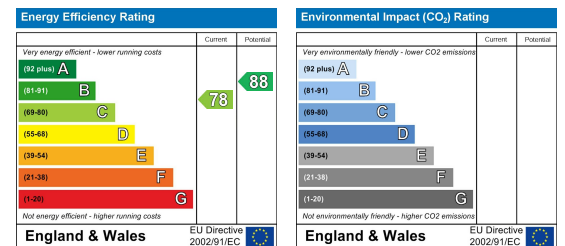
Floor Plan



Viewing

Please contact our Hunters Otley & Ilkley Office on 01943 660002 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.