

7 LANGSTONE COURT

DRAYTON LANE | DRAYTON | PO6 1BU



£275,000
Leasehold

- Two Bedroom First Floor Apartment
- Close To Local Amenities and Bus Routes
- Excellent Decorative Order
- Recently Re-Fitted Shower
- Living Room with Balcony Area
- No Forward Chain



In Brief

One of Langstone Court's best positioned two bedroom apartment is located on the first floor of the building known as 'Sovereign House' and is one of only two built with this design. The apartment is excellent decorative order, it also has a balcony which is accessed from the living room.

This prestigious development is situated in Central Drayton close to local shops and on bus routes to supermarkets and other town centres. This gated community has no equal in the Drayton area and boasts superb communal facilities. Both blocks have well appointed communal lounges, buggy stores and laundry rooms. 'Victory House' has the addition of the Guest Suite (bedroom, kitchen and shower room), hairdressing salon, activity room, family room (with dvd and television facilities) plus, of course, the magnificent Raffles Lounge (to the top floor) with its own catering facilities, comfortable seating and the south facing sun terrace with extensive views of The Solent and Portsmouth. This area can be hired, at a reasonable rate, for family functions, if required, and host other events as well.

Outside the block are some attractive communal gardens, water feature, and communal parking behind the electrically controlled gates.

£275,000

KEY FACTS

Maintenance - £2942.10 Per Annum

Ground Rent - £662.68 Per Annum

110 Years Remaining On Lease

Council Tax Band - C

EPC Rating - B



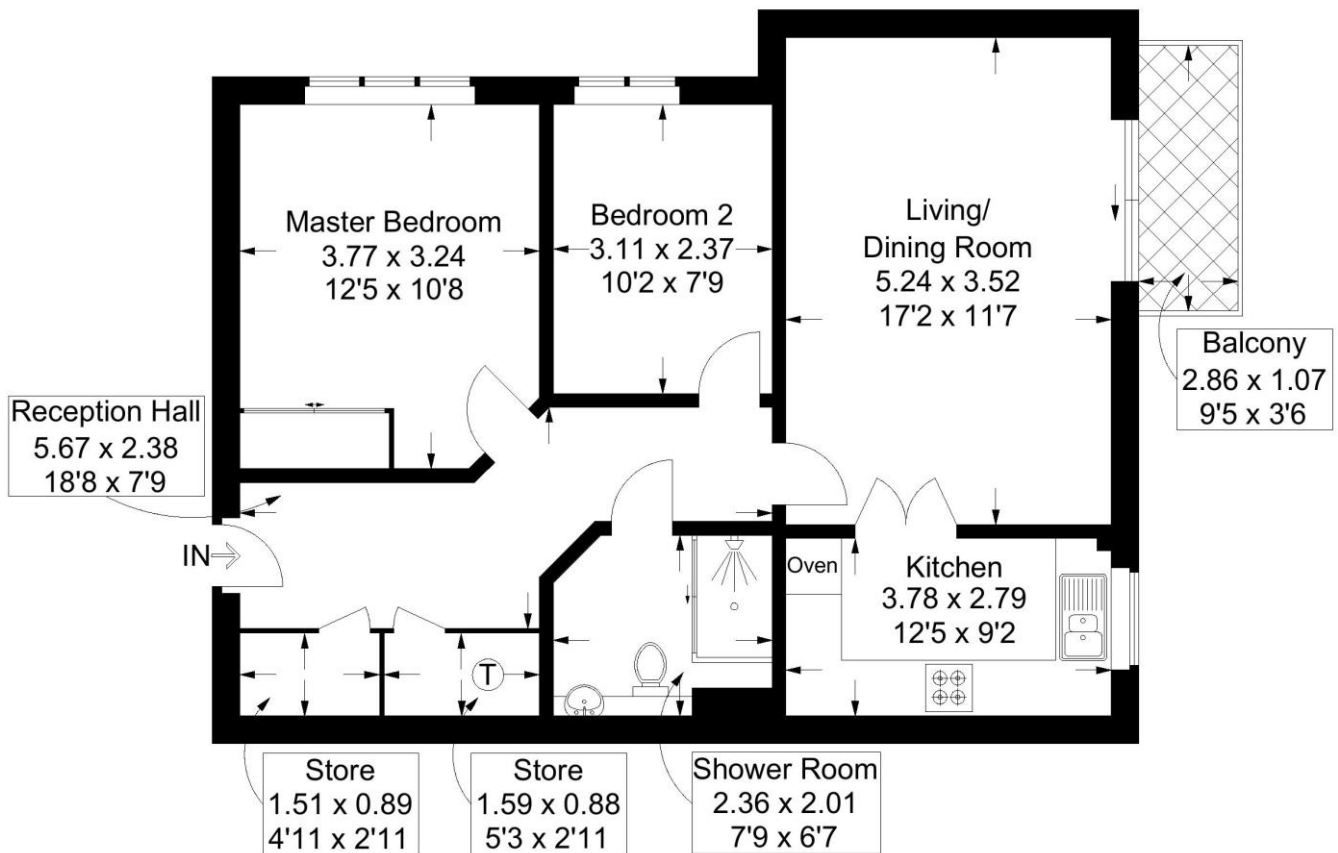
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Langstone Court, Drayton Lane, Drayton

Approximate Gross Internal Area = 65 sq m / 700 sq ft



First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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