



Offers In The Region Of £185,000 Leasehold

FLAT 16 THE OLD SILK MILL | MAYTHORNE | SOUTHWELL | NG25 0RS





BEAUTIFUL VIEWS!!!... This second floor apartment is positioned in the peaceful and sought-after area of Southwell and has been presented to a beautiful standard. The views of the lake and well-proportioned layout make this the perfect home to make your own. Let's take a look inside..

Starting with the attractive kitchen/diner which accommodates an array of wall, base and drawer units with essential integrated appliances and space for a washing machine, not to mention the ample space for a table and chairs. The living room is cosy and inviting with the double windows allowing plenty of natural light to fill the room.

This apartment also hosts two well proportioned bedrooms, both with dual-aspect windows offering views of the serene outdoors. To complete the accommodation, there is a modern three-piece suite including a double shower for added convenience.

Outside will continue to impress, with allocated parking and a communal garden area hosting benches and beautiful views of the lake. Don't miss out, call now to arrange a viewing!





Hall  
With access to;

Living Room 11'8" x 15'6"  
With windows to side elevation.

Kitchen 8'5" x 15'7"  
Complete with a range of matching units and cabinetry, with complementary work surface over and inset sink.

Bedroom One 13'7" x 12'2"  
With dual aspect windows.

Bedroom Two 11'10" x 12'2"  
With dual aspect windows.

Shower Room 8'5" x 6'9"  
With window to side elevation.

Outside  
A communal garden overlooking a fishing lake. Including allocated parking.









Ground Floor  
79 Sq.mt / 850.34 Sq.ft  
Approx



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and room or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specially no guarantee is should not be relied on as a basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specifically no guarantee is given on the total square footage of the property if quoted on this plan.  
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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			82
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		51	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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