

Offers Over £60,000 Leasehold

24 ASHLEIGH AVENUE | | SUTTON-IN-ASHFIELD | NG17 2ST



****50% SHARED OWNERSHIP****

Welcome to this beautifully presented two-bedroom flat, perfectly located in the popular area of Sutton-in-Ashfield. Set within easy reach of a wide range of local amenities, shops, schools, and excellent transport links, this home offers both comfort and convenience.

As you step inside, you are greeted by a welcoming entrance hall that leads into the heart of the property. The open-plan kitchen and living room is bright and spacious, enhanced by large windows and double doors that allow natural light to flow through, creating a warm and inviting atmosphere. The modern kitchen provides ample storage and workspace, making it ideal for both everyday living and entertaining guests.

There are two well-proportioned bedrooms, offering flexible accommodation for a couple, small family, or those working from home. The stylish bathroom is finished to a high standard, providing a practical yet relaxing space.

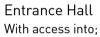
Externally, the property comes with the added benefit of one allocated parking space, along with plenty of visitors parking spaces offering security and convenience.

Call today to arrange a viewing!!!









Kitchen/Living Room 14'9" x 14'0"
The kitchen is complete with a range of matching cabinetry and ample worktop surfaces. It features an inset sink and drainer, integrated oven, gas hob with hood over and space for appliances. The living room offers ample space for your furniture. With Windows and double doors to the front elevation.

Bedroom one 8'7" x 13'3" With carpeted flooring and a window to the front elevation.

Bedroom Two 6'1" x 14'0" With carpeted flooring and a window to the front elevation.

Bathroom 9'4" x 6'11"

Complete with a three piece suite including a bath with an over head shower, low flush WC and a hand wash basin. With a window to the side elevation.

Outside

The property benefits from an allocated parking space.







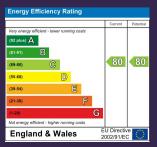


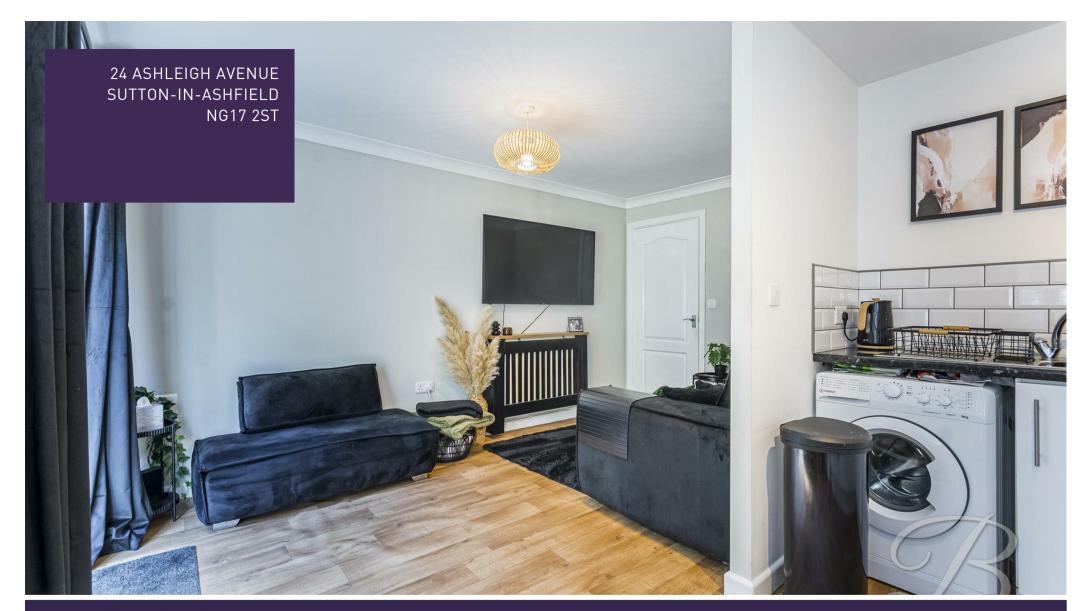
Ground Floor 51sq.m/537.26sq.ft Approx



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. Specially no guarantee is given on the total square footage of the property if quoted on this plan.

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