



View of block



**Offers in Excess of
£250,000**

Set in a quiet location on the outskirts of Adeyfield within easy reach of popular schools, this two bedroom first floor apartment is immaculately presented, comprising Lounge/Kitchen/Dining room, family bathroom and plenty of storage including loft space. The property also benefits from allocated parking and a private garden. With a long lease length, low charges and NO ONWARD CHAIN, this property must be seen!

Property Description

ENTRANCE

Communal door, stairs rising to first floor, electric radiators.

ENTRANCE

Door to:

ENTRANCE HALL

Radiator, access to loft space via ladder, doors to:

KITCHEN/LOUNGE/DINER

Double glazed windows to front and side aspects. Fitted with a range of floor and wall-mounted units with rolled edge work surface over, stainless steel sink with drainer, integrated gas hob with extractor fan over, integrated oven, space for washing machine, space for tumble dryer, radiator, wood effect laminate flooring. Storage cupboard housing gas boiler with double glazed window to front aspect.

BEDROOM ONE

Double glazed windows to side and rear aspects. Radiator, spotlights.

BEDROOM TWO

Double glazed doors to rear/ Juliet balcony. Radiator.

BATHROOM

Double glazed frosted window to side aspect. Three-piece suite comprising low level WC, pedestal wash hand basin, panelled bath with shower over, tiled walls and floor.

OUTSIDE

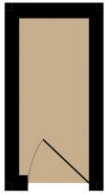
PARKING

Block paved driveway providing parking for one car. Gate to garden.

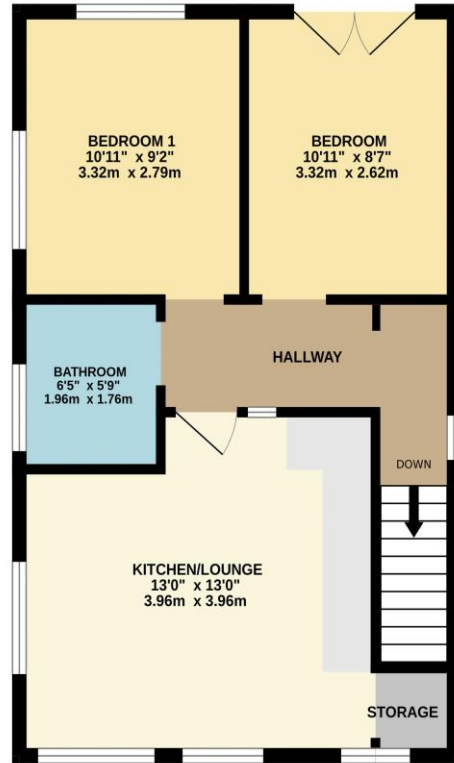
REAR GARDEN

Enclosed rear garden that is mainly laid to lawn.

GROUND FLOOR
22 sq.ft. (2.1 sq.m.) approx.

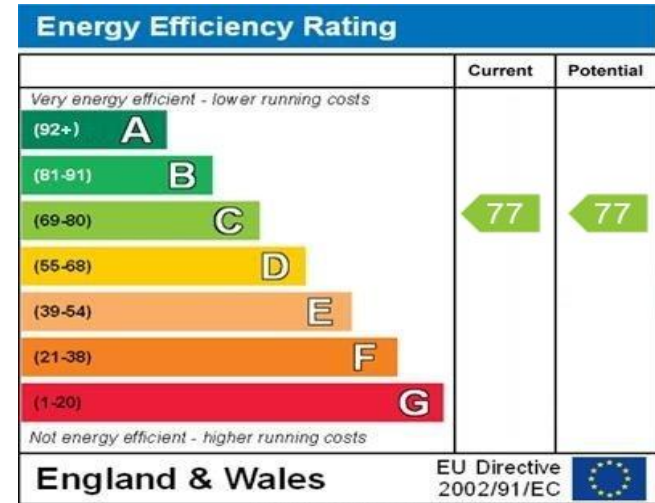


1ST FLOOR
498 sq.ft. (46.3 sq.m.) approx.



TOTAL FLOOR AREA : 521 sq.ft. (48.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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