



Unwin Square, Cambridge
Offers in excess of £300,000 **Leasehold**

**Sharman
Quinney**

Key Features



99 Years remaining as of 01 Jan 2015

£375.00 Ground Rent pcm

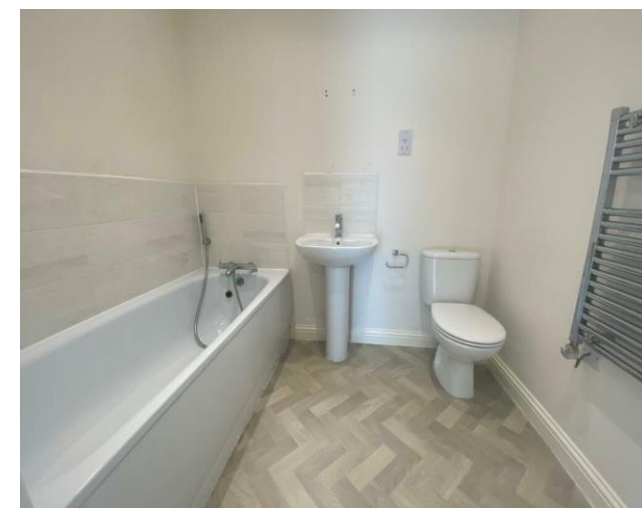
Review due: Ask Agent

£1450.00 Service Charge pcm

Review due: Ask Agent

- Ground Floor
- Purpose Built
- Two Double Bedrooms
- Two Bathrooms
- Modern Kitchen

We are delighted to offer for sale, as the vendor's exclusive agent, this light, bright and deceptively spacious two bedroom ground floor apartment in Unwin Square, Orchard Park. Located on the ground floor it offers generous living space with patio doors from the lounge to the private outdoor terrace, two double bedrooms, a modern kitchen,



family bathroom and an en-suite shower room. In addition, there is allocated parking and this property is offered with the benefit of no onward chain.

Lounge 15'6 x 11'6

Kitchen 11'6 x 9'

Entrance Hall 11'8 x 7'6

Bedroom 1: 11 x 11 plus en suite 7'2 x 4'8

Bedroom 2: 11'8 x 10'8

Bathroom: 7'2 x 5'6



To view this property call Sharman Quinney on:
01223 426139

Selling your property?

Contact us to arrange a **FREE** home valuation.

 01223 426139

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Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: :ORP101707 - 0001