



# Wye Apartments Severn Quay, Chepstow

offers in excess of £310,000

- Spacious two bedroom apartment (principal with ensuite)
- First Floor
- Secure underground parking space
- Riverside location
- EPC Rating: B



 2  2  1



## Accommodation

### Communal Entrance

Key fob entry to reception area with stairs and lifts to all levels. Letter box for each apartments.

### Entrance Hall

Porcelain tiled flooring with under floor heating. Two built in storage cupboards housing broadband connection and heatmaster system. The other storage cupboard houses gas meter and Nuair air filtration system. Intercom security system.

### Kitchen/living Room

## Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

28' 9" max x 11' 5" max ( 8.76m max x 3.48m max )

A fantastic feature to the apartment is this light and airy room with windows to the side and front elevations (fitted blinds). The kitchen area has a contemporary range of high quality high gloss fronted units with worktop over incorporating a sink with mixer taps and drainer. Integrated NEFF appliances including a slide and hide oven, microwave oven with warming tray under, dishwasher, washing/drying machine and induction hob with integrated extractor above. Integrated fridge/freezer. Wall cupboards. Breakfast bar with further storage units under. Porcelain tiled flooring with under floor heating. Glazed door leading to balcony.