13 The Old Corn Exchange

Berwick-upon-Tweed, Northumberland, TD15 1EA

£750 Per Calendar Month

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A superb opportunity to rent this spacious two bedroom first floor apartment, which forms part of the exclusive Corn Exchange development. The Corn Exchange is conveniently located in a central position within easy walking distance to all the facilities within the town centre and lovely walks along the historic town walls. This well maintained apartment would make an ideal home for a retired person or professional couple. The apartment has the benefits of full double glazing, gas central heating, a door entry phone and a communal garden.

The well proportioned interior comprises of a large living room/kitchen with a well appointed kitchen with cream shaker units with integrated appliances. There is a modern bathroom and two double bedrooms, one with fitted wardrobes.

We would highly recommend viewing.

Communal Hall
The apartment is accessed through the courtyard to a communal entrance door with an entry phone. Stairs to the first floor level where the apartment is located.

Vestibule
4'1 x 5'6 (1.24m x 1.68m)
Built-in cupboard housing the electric meters, a cloaks hanging area and a wall light. Door to the entrance hall.

Entrance Hall
Large cupboard housing the boiler and providing excellent storage and a cloaks cupboard. Central heating radiator, entry phone and two wall lights. Two power points.

Open Plan Kitchen/Living Room
16' x 13'3 (4.88m x 4.04m)
Large open plan living/kitchen area with double French doors onto a Juliet balcony overlooking the inner courtyard. Ample space for living room furniture and the kitchen is fitted with a superb range of cream shaker wall and floor units, with granite effect worktop surfaces with a tiled splash back and incorporating a breakfast bar. The kitchen has a built-in oven, four ring ceramic hob with a cooker hood above, an integrated fridge, freezer and an automatic washing machine. Central heating radiator, three wall lights, thirteen power points, a television point and a telephone point.

Bedroom 1
9'1 x 16'5 (2.77m x 5.00m)
A generous double bedroom with a large built-in double wardrobe and a window overlooking the courtyard. Two wall lights, a central heating radiator, a television point and six power points.

Bedroom 2
10'5 x 9' (3.18m x 2.74m)
A spacious double bedroom with a window overlooking the rear and a central heating radiator. Television point, six power points and two wall lights.

Bathroom
5'4 x 6'9 (1.63m x 2.06m)
Fitted with a modern white three piece suite which includes a bath with a shower and screen above, a wash hand basin with a medicine cabinet above and a toilet. Heated towel rail and recessed ceiling spotlights.

General Information
Full double glazing.
Full gas central heating.
All fitted floor coverings are included in the sale.
All mains services are connected.
Tenure-Leasehold, lease expires 01/01/3004, 979 years remaining.
Council tax band B
EPC: B (81)

Agency Details
OFFICE OPENING HOURS
Monday - Friday 9.00 am - 5.00 pm
Saturday 9.00 am - 12.00 pm
Saturday Viewings 12.00pm - 1.00pm

FIXTURES & FITTINGS
Items described in these particulars are included in the sale, all other items are specifically excluded.
All heating systems and their appliances are untested.
This brochure including photography was prepared in accordance with the sellers' instructions.

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