





This modernised one-bedroom apartment on Foss Road presents an excellent opportunity for both investors and first-time buyers. The property boasts its own front door, providing a sense of privacy and independence that is often sought after in apartment living.

The home provides well-appointed reception room, fitted kitchen is equipped with integrated appliances, double bedroom and modern bathroom. With off-road parking available for one vehicle.

One of the standout features of this apartment is the absence of annual maintenance or service charges, making it an attractive option for those looking to minimise ongoing costs. The combination of modern amenities and a prime location makes this apartment a compelling choice for anyone looking to invest in a property or embark on their journey as a homeowner.

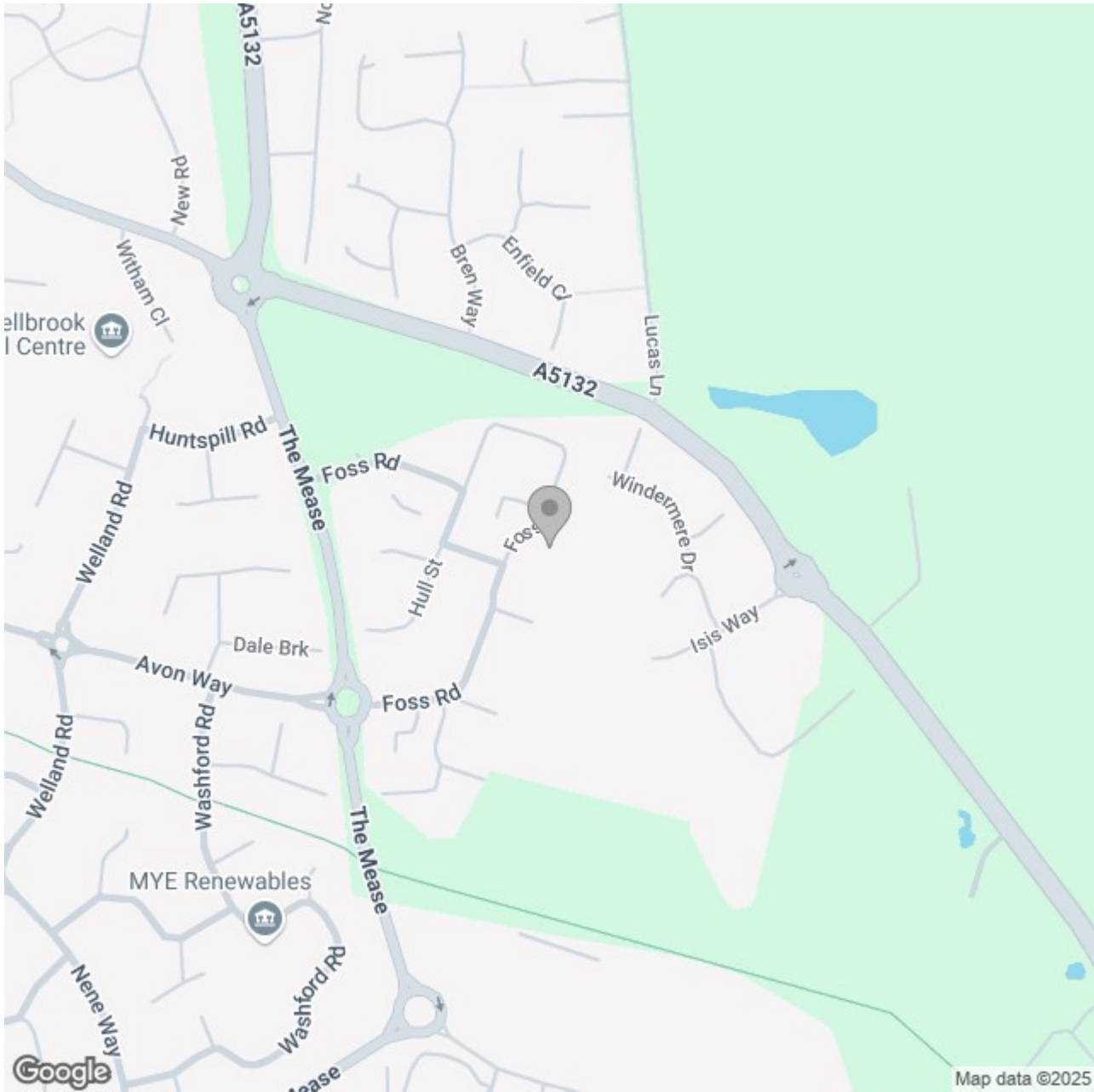


Accommodation

The accommodation benefits from off-road parking for one vehicle and comprises a master bedroom, a living room, a separate kitchen fitted with high gloss units, and a family bathroom with a shower over the bath.

- Kitchen: 6' 7" x 8' 4" (2.00m x 2.53m)
- Lounge: 9' 3" x 10' 8" (2.83m x 3.25m)
- Master Bedroom: 8' 6" x 9' 6" (2.58m x 2.90m)





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	75	75
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 