



Stanleigh House

Stanleigh Gardens

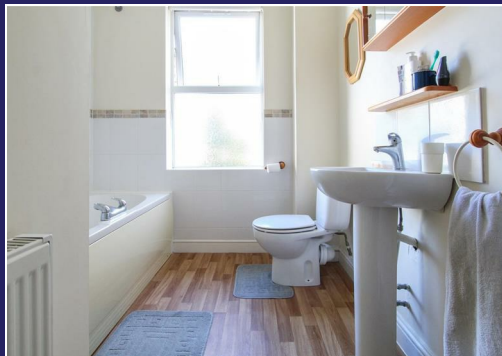
Asking Price £95,000



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Tenure

Leasehold

78 Years remaining

Ground rent of £200pa and Service charge of £100 pm

Accommodation Details:

External and Approach

The entrance to Stanleigh House is through the private communal parking area and via a communal front porch and security entry system. Inside is an elegant wood panelled hallway and carved staircase. The entrance to the apartment is on the first floor landing.

Entrance Hall

Entrance into the apartment itself is via a heavy white wooden door into a large open entrance hall which has been carpeted in neutral tones and decorated in magnolia. The entrance hall also has access into a small loft space and an airing cupboard with the water cylinder and shelving. There is also the main door intercom phone. This area then leads off to the bathroom, living room and bedroom.

Living room/ Diner

16'2" x 11'7" (4.93 x 3.54)

A fabulously bright room with large bay windows looking out onto the mature shrubs and trees and car parking area. The hall carpet follows through into the living room which has been decorated in magnolia with a large thermostatic controlled radiator fitted to the wall and an archway leading into the kitchen. This room also has multiple plug sockets and aerial points.

Kitchen

7'11" x 7'5" (2.42 x 2.28)

Located just off from the living room, the kitchen also has a large window. Decorated in Magnolia with cream tiles to the wall, spotlights to the ceiling and wood effect lino flooring. This room has base and wall units in a beech colour with chrome

bar handles, space for a washing machine and also undercounter fridge/freezer along with a built-in oven and electric gas hob. The worktops in this area are high gloss dark granite effect along with chrome sink and drainer with swan neck mixer tap.

Bedroom

11'7" x 9'8" (3.54 x 2.97)

A good sized double bedroom located to the side of the property with maximum privacy. You find this room has also been decorated in magnolia with the hall carpets following through. There is also a built-in wardrobe and plenty of space for a double bed along with additional furniture.

Bathroom

9'5" x 7'2" (2.89 x 2.19)

A large bathroom with sash style window and fitted with privacy glass.

This room is decorated in magnolia with white and stone coloured tiled along with wood effect lino flooring. The suite consists of a dual flush WC, hand basin with chrome mixer tap and full-size bath with mixer tap and electric shower fitted to the wall. This room also comprises of a radiator with thermostatic controls, wooden shelf and mirrored cabinets.

Local Authority and Council Tax Band

NWLDC

Band A

Postcode for Sat navs

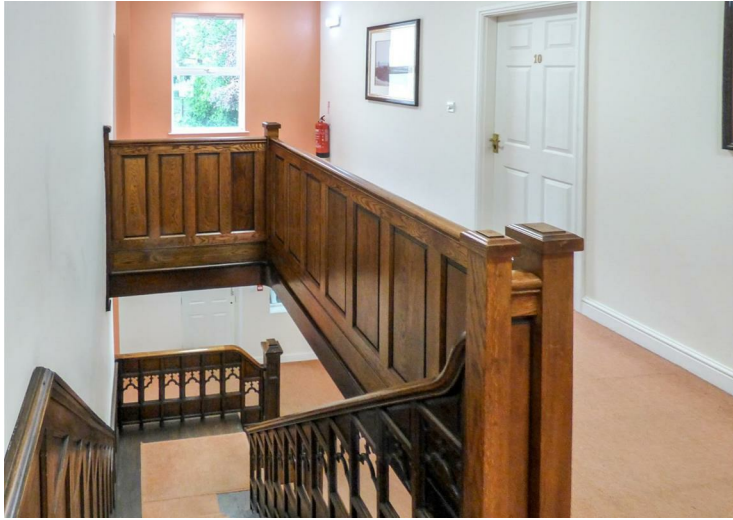
DE12 7QW

Out of Hours Contact Arrangements

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Property to Sell?

We are happy to provide a free valuation and explain how we combine our personal service with the use of the latest technology to achieve impressive and satisfying results for our customers.





GROUND FLOOR



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. Made with Metropix ©2024.

Council Tax band: A. Tenure: Freehold

Viewing

Please contact our Howland Jones Office on 01530 271313 if you wish to arrange a viewing appointment for this property or require further information.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	62	67
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	