

- Exclusive to PR Property Sales
- En Suite Shower room
- Allocated parking space

- Award winning building
- · Luxury Kitchen
- Located in Ampthill which has an abundance of local shops and amenities.
- · 2 Double Bedrooms
- Communal Living area and great outside spaces
- · Award winning McCarthy & Stone Building.

- Age restrictions apply
- \*\*\* EXCLUSIVE TO PR PROPERTY SALES \*\* For sale is this stunning apartment located within this award winning McCarthy & Stones Development. The apartment offers impressive accommodation including, entrance hall, living room, integrated kitchen, utility area, 2 double bedrooms, walk in wardrobe and en suite to principle bedroom and guest WC/shower room. Outside of the property you benefit from a fantastic communal lounge, delightful gardens and allocated parking space.

The apartment is located in the heart of the lovely market town of Ampthill with its abundance of local shops and amenities.

Please note this is strictly only available to residences over 55.

## **ENTRANCE HALL**

LIVING ROOM 20'0" X 10'11" (6.10M X 3.33M)

KITCHEN 7'11" X 9'3" (2.41M X 2.82M)

UTILITY AREA 3'10" X 7'9" (1.18M X 2.36M)

BEDROOM 1 15'9" MAX X 16'1" MAX (4.80M MAX X 4.90M MAX)

**WALK-IN WARDROBE** 

**EN-SUITE SHOWER ROOM** 

BEDROOM 2 11'11" X 8'11" (3.64M X 2.73M)

**SHOWER ROOM** 

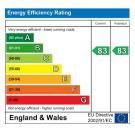
**OUTSIDE** 

ALLOCATED PARKING SPACE & COMMUNAL GARDENS

## Second Floor

Approx. 82.0 sq. metres (882.4 sq. feet)





Total area: approx. 82.0 sq. metres (882.4 sq. feet)