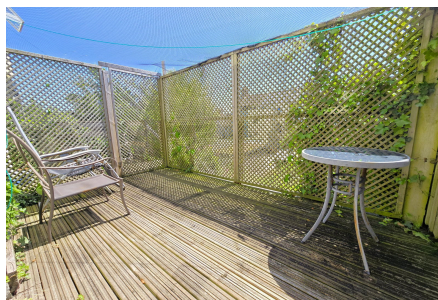


Garden Flat, 18, College Avenue,

Guide Price £100,000

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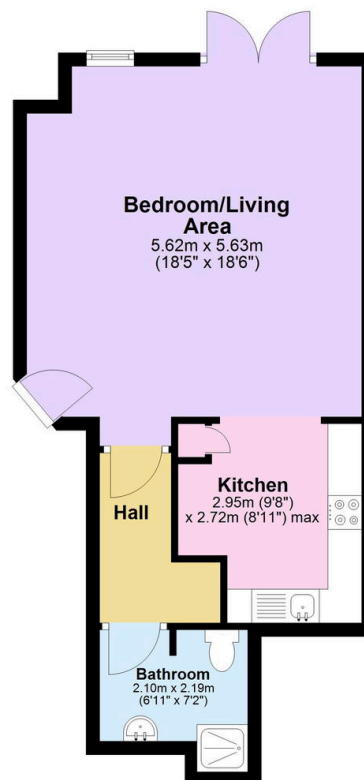
Discover this delightful basement studio apartment, perfectly positioned for convenient living with the added benefit of no onward chain for a swift completion. Upon entry, you're welcomed into a surprisingly bright and airy living space that maximizes every square foot. The thoughtfully designed room currently serves as a comfortable living area, featuring an ingenious built-in pull-out bed and an attractive feature fireplace that adds character to the space. The living area flows seamlessly into a sleek, modern kitchen, creating an excellent open-plan layout ideal for contemporary living. The real highlight of this property is the direct access from the living room through stylish patio doors onto your own private decking area. A well-appointed modern bathroom completes the accommodation, situated conveniently down the hallway.

Key Features

- Leasehold - Council Tax Band A - EPC E
- Bright, airy studio living space
- Private decking area
- Exceptional long lease of over 990 years remaining
- No onward chain
- Basement apartment
- Modern fitted kitchen
- Contemporary bathroom
- Zero service charge and ground rent
- Quote BH0675 to book your viewing

Ground Floor

Approx. 42.4 sq. metres (456.7 sq. feet)



Total area: approx. 42.4 sq. metres (456.7 sq. feet)