



1 Mill View House, Aalborg
Place, Lancaster, LA1 1AU

1 Mill View House, Aalborg Place, , Lancaster

The property at a glance



- Stylish, Ground Floor Apartment
- Two Double Bedrooms; En Suite to Master
- Open Plan Kitchen Living Space
- Three Piece Bathroom Suite
- Double Glazing & Electric Heating
- Allocated Parking Space
- Ideal City Centre Location
- Great Views over the Canal
- Leasehold. Council Tax Band C
- EPC Rating: C

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£165,000

Get to know the property

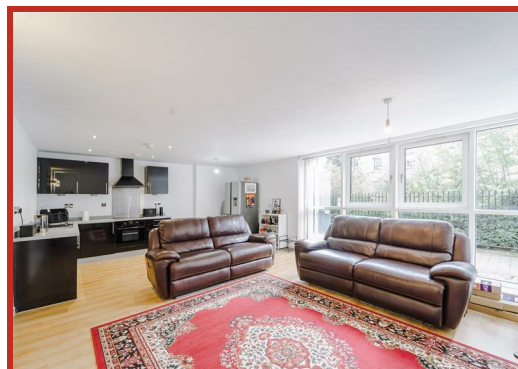
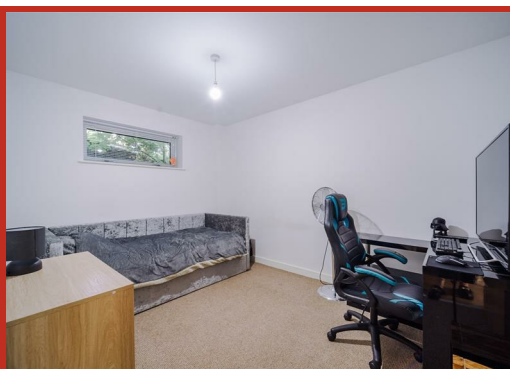


****A FANTASTIC INVESTMENT OPPORTUNITY IN THE HEART OF LANCASTER - SELLING WITH TENANT IN SITU****

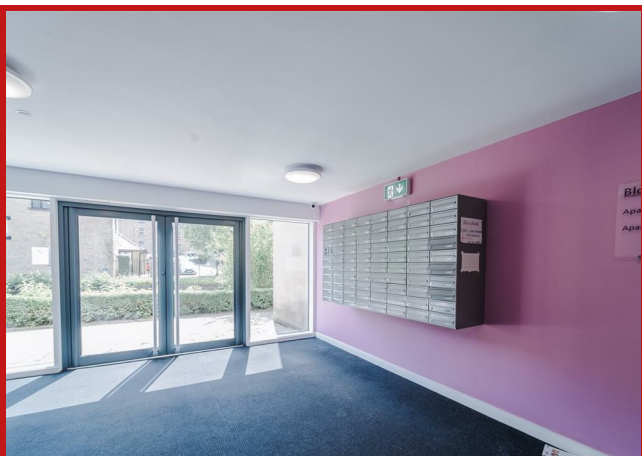
This stylish, two bedroom, ground floor apartment in a popular development known as Mill View House is being welcomed to the property market in Lancaster City Centre. Boasting allocated parking and views over the canal! Benefiting from two spacious bedrooms, en suite to master and a large open plan kitchen living area. It is a fantastic opportunity for an investor looking for a great rental yield or a first time buyer looking for city centre living.

The property comprises briefly; entrance into a welcoming hallway that has doors to two bedrooms, bathroom, airing cupboard and kitchen/reception room. The master benefits from an en suite shower room. Externally there is an allocated parking space.

Contact the office to arrange a viewing!



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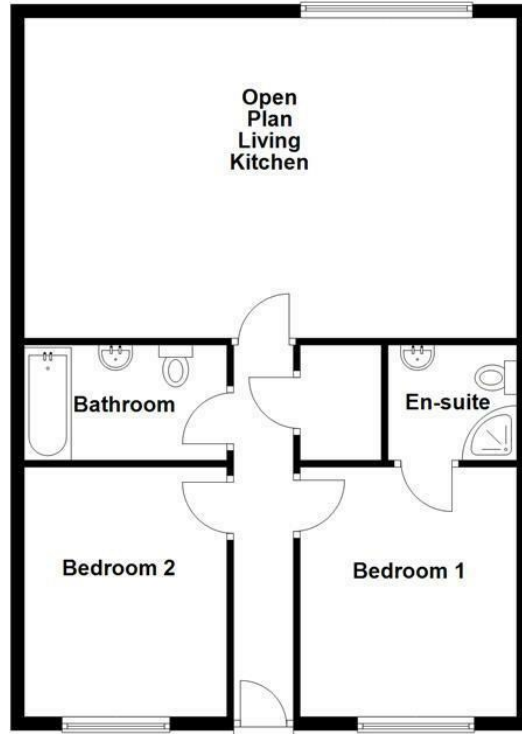
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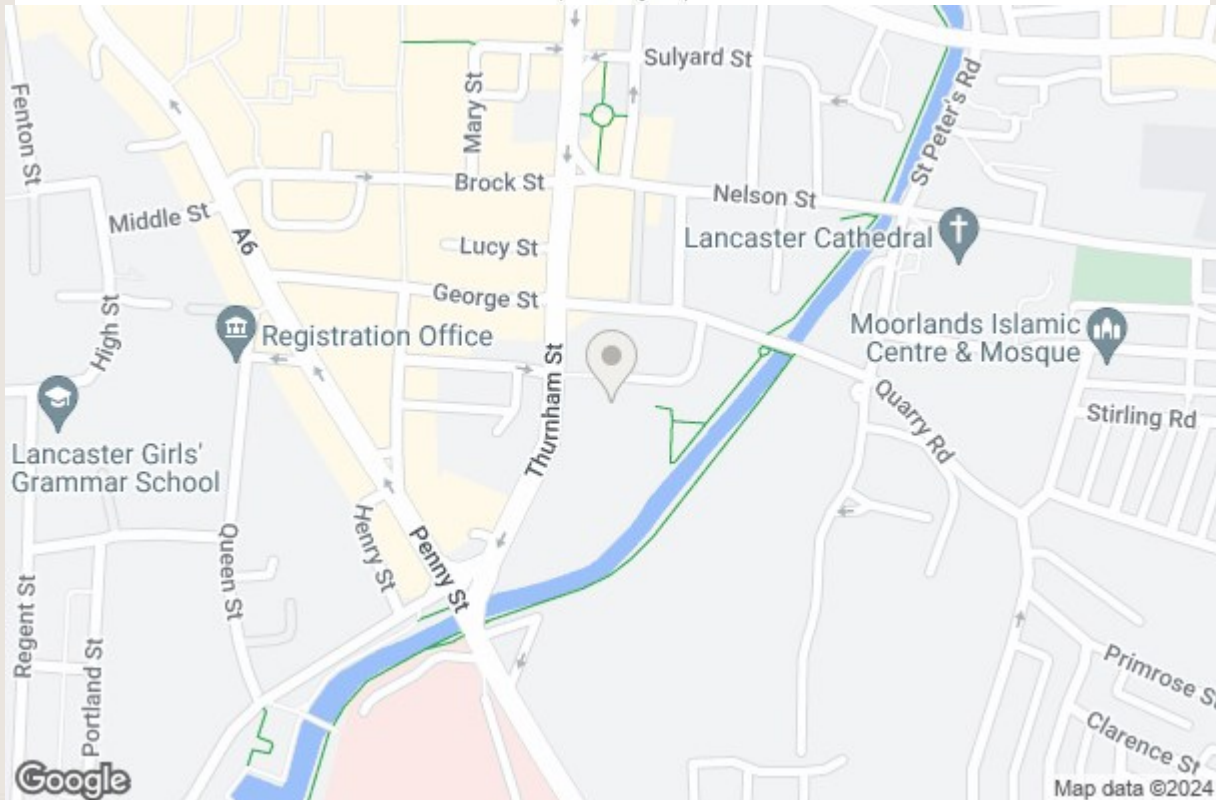
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Take a nosey round

Ground Floor



All floorplans are for guidance only. Not to scale. Please check all dimensions and shapes before making any decisions reliant upon them.
Plan produced using PlanUp.



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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			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		77	83
	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales			
	EU Directive 2002/91/EC		