



Coach House Court, Loughborough, LE11 2TJ



Part of
**SHELDON
BOSLEY
KNIGHT**
LAND AND
PROPERTY
PROFESSIONALS

Property Description

A WELL PROPORTIONED 2BEDROOM 2ND FLOOR APARTMENT SITUATED CLOSE TO THE TOWN CENTRE OF LOUGHBOROUGH. STYLISH COURTYARD SETTING WITH THE USE OF ONE PARKING SPACE. UPVC DOUBLE GLAZED WINDOWS AND ELECTRIC HEATING.

This modern purpose built 2nd floor apartment is situated close to the town centre and is walkable to most amenities and the University Campus. The apartment is approached via a communal stairs and corridor and has its own front door accessing an entrance hall which leads to all rooms. Fitted kitchen complete with integrated washing machine, electric hob and oven, spacious lounge with patio doors and 'Juliette' balcony rail overlooking Woodgate, 2 good size bedrooms and bathroom.

There are communal grounds and barrier access to the parking area and number 27 has the exclusive right to use parking space number 30.

999 year lease from 1st March 2002
Service charge for year commencing June 2024 - £92 per month including Buildings Insurance.

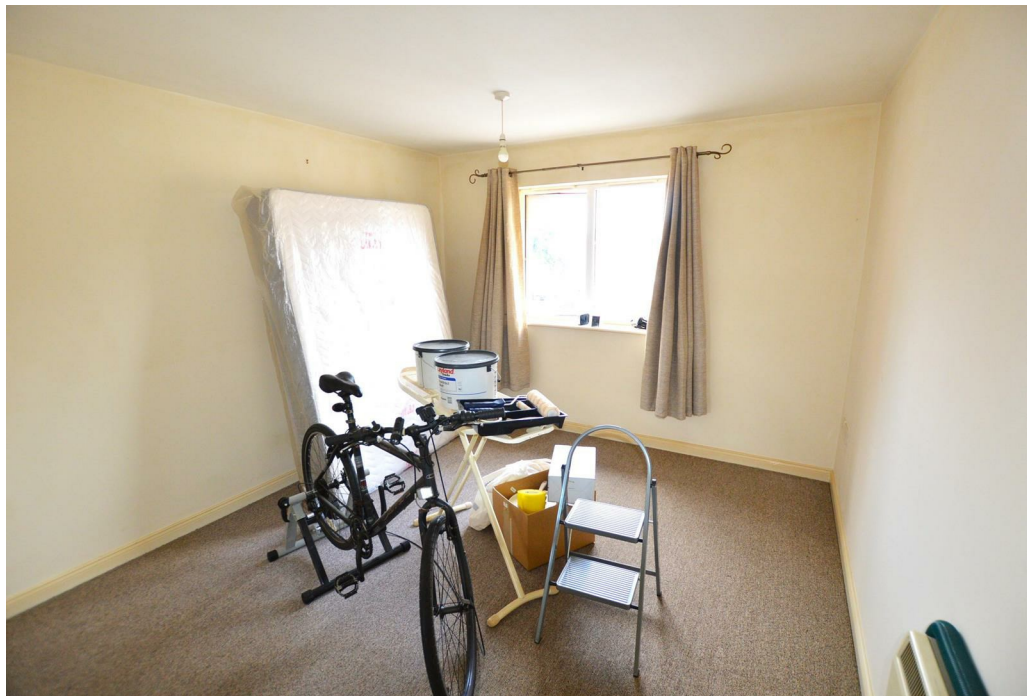


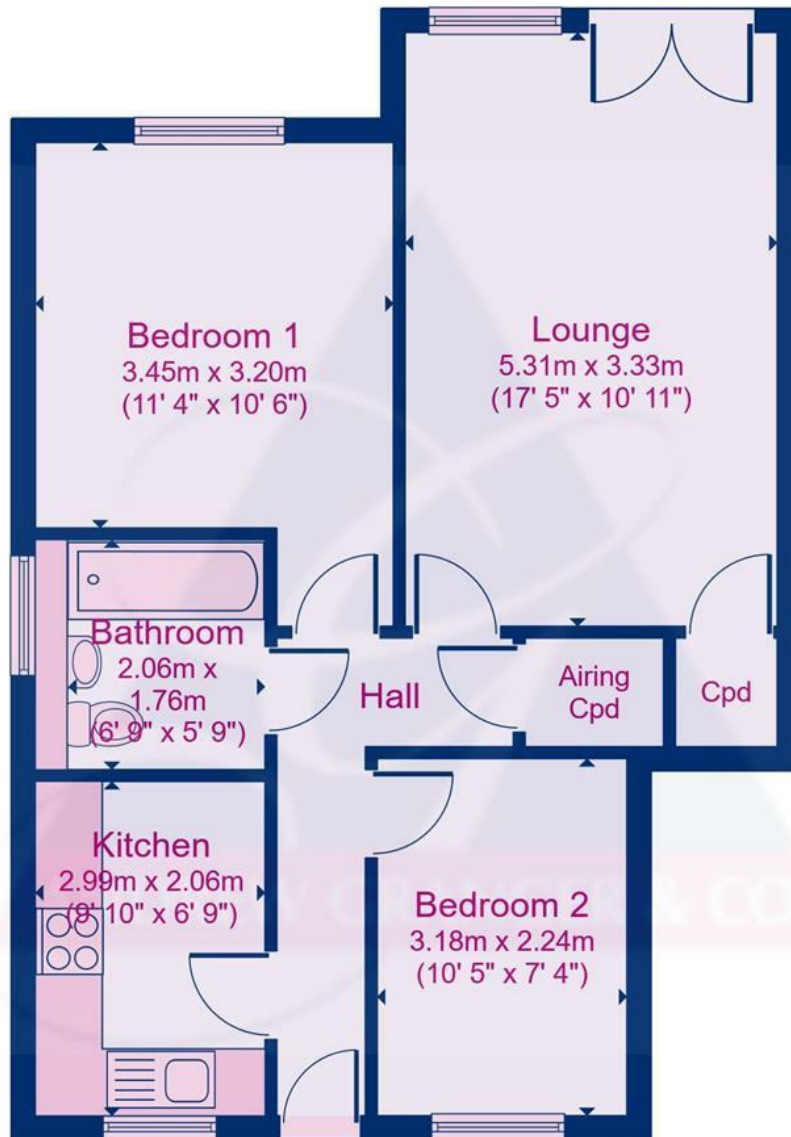


Key Features

- WELL PROPORTIONED 2 BEDROOM 2ND FLOOR APARTMENT
- PURPOSE BUILT COMPLEX
- CONVENIENTLY LOCATED CLOSE TO THE TOWN CENTRE
- GOOD ACCESS FOR THE UNIVERSITY CAMPUS
- ELECTRIC HEATING, UPVC DOUBLE GLAZED WINDOWS
- HALL, LOUNGE WITH PATIO DOORS AND 'JULIETTE' BALCONY RAIL
- FITTED KITCHEN, 2 BEDROOMS AND BATHROOM
- COMMUNAL GROUNDS
- SINGLE PARKING SPACE WITH BARRIER ACCESS
- NO CHAIN

**Guide Price
£150,000**





Second Floor Apartment

Floor area 56.5 sq.m. (608 sq.ft.) approx

Floor plans are for identification purposes only. All measurements are approximate.
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EPC Rating - B

Tenure - Leasehold

Council Tax Band - B

Local Authority
Charnwood Borough Council

We routinely refer clients to both our recommended Legal Firm and a panel of Financial Services Providers. It is your decision whether you choose to deal with these companies. In making that decision, you should know that we receive a referral fee

To view this property please contact our Loughborough office on 01509 235534

