

for sale

offers in the region of **£140,000** Leasehold



Pegasus Court Leicester Road Market Harborough LE16 7AP

This well presented, second floor apartment one bedroom apartment, comprising of a living/dining room, fitted kitchen, double bedroom and a bathroom.

A gymnasium, laundry room, twin room guest suite for visitors, and well-maintained communal gardens with
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- Energy Rating: B
- Retirement Living (Over 55's)
- Second floor Apartment
- Lift
- Well Maintained Communal Gardens & Parking

Property Details

Entrance Hall

Having built in airing cupboard housing the hot water tank and providing useful storage for linens and household items

Living/Dining Room 19' 10" x 10' 11" plus recess (6.05m x 3.33m plus recess)

A bright and spacious lounge/dining area, having electric fireplace, radiator, large double glazed French doors allow plenty of natural light and open to a Juliet balcony/private patio, creating a pleasant outlook over the communal gardens

Kitchen 7' 7" x 6' 4" (2.31m x 1.93m)

A well appointed kitchen fitted with a range of modern wall and base units with coordinating work surfaces, the space includes a built in electric oven, hob with extractor hood over, Integrated fridge freezer, integrated microwave and free standing oven, stainless steel sink and drainer and a double glazed window

Bedroom 18' 8" max x 9' 1" (5.69m max x 2.77m)

A generously sized double bedroom having fitted wardrobes and a large double glazed window

Bathroom 8' 2" x 6' 5" (2.49m x 1.96m)

A well appointed bathroom fitted with a four piece suite comprising panelled bath, a separate glazed shower cubicle, wash hand basin and low level WC. The room is finished with part tiled walls and carpete flooring. An extractor fan, heated towel rail and wall mounted mirror

Outside

Pegasus Court enjoys beautifully maintained communal gardens, featuring well-kept lawns, mature planting and a variety of seating areas for residents to enjoy. The development offers both residents and visitors parking





To view this property please contact Connells on

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MARKET HARBOROUGH LE16 7DS

Property Ref: MKH308166 - 0006

Tenure:Leasehold EPC Rating: B

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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