





Property Description

Spacious two bedroom first floor apartment located within easy reach of the town centre and train station. Situated on the first floor, the property briefly comprises, welcoming entrance hall, modern kitchen, lounge dining room, two bedrooms and a family bathroom. There is communal parking available to the rear of the property.

Communal Entrance

Well-maintained communal entrance with stairs rising to all floors.

Entrance Hallway

Welcoming entrance hallway with a door to the lounge and kitchen.

Kitchen

7' 3" x 7' 8" (2.21m x 2.34m)

Fitted with wall and base units with complementary work surfaces over and tiling to the splash back areas, incorporating a stainless steel sink and drainer unit. Having an electric oven, electric hob with cooker hood over and space for a washing machine and a fridge/freezer. Comprising a double glazed window to front elevation.

Lounge Dining Room

17' 3" x 11' 6" (5.26m x 3.51m)

Spacious, light and airy lounge having an electric storage heater a, a double glazed window to front elevation and a door to the inner hallway.

Inner Hallway

Having doors off to both bedrooms and the family bathroom.

Bedroom One

13' 11" max x 11' 2" (4.24m max x 3.40m)
Double bedroom comprising an electric storage heater, a double glazed window to front elevation and a built-in cupboard housing the immersion tank.

Bedroom Two

7' 11" x 8' 8" to wardrobe (2.41m x 2.64m to wardrobe)
Having an electric storage heater, a fitted wardrobe and a double glazed window to front elevation.

Bathroom

Fitted with a white three piece suite, comprising a wash hand basin, bath with shower over and a low level W/C. Having partly tiled walls, a fitted towel rail and a double glazed window to side elevation.

Parking

There is shared parking available to the rear of the property.

Agent's Note

The property is leasehold with a lease length of 189 years from 24th June 1983. There is an annual £20 ground rent charge and an annual service charge of £1,000. Further information available upon request.





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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This is a Leasehold property with details as follows; Term of Lease 189 years from 24 Jun 1983. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

Tenure: Leasehold



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