



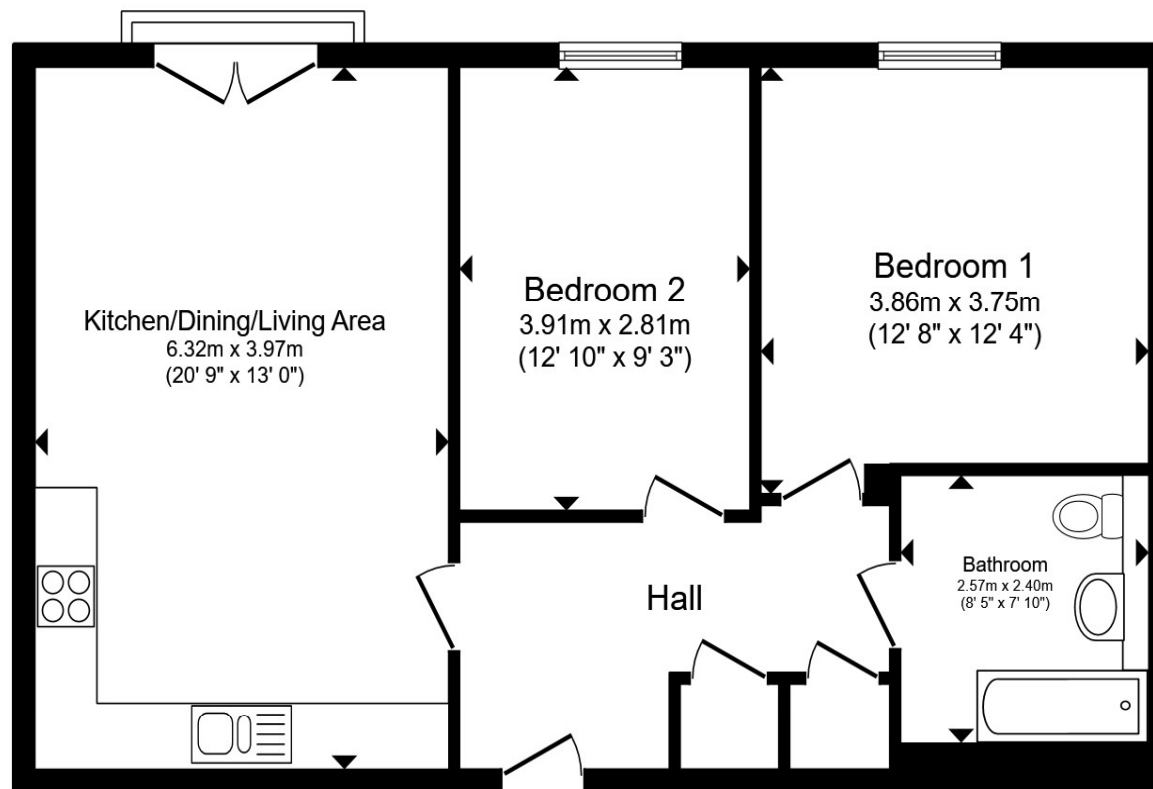
Bertelli Place Mono Lane, Feltham TW13 7NF

welcome to

Bertelli Place Mono Lane, Feltham

**** NO ONWARD CHAIN **** A rare opportunity to purchase this two bedroom second floor apartment in good decorative order that spans over 730 sqft and comes with parking. Located a short walk to Feltham Mainline Station and High Street. Lift serviced and low maintenance charges, a rarity





Second Floor

Total floor area 68.1 m² (733 sq.ft.) approx

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.propertybox.io



Stepping into the property you will certainly see the space immediately with a welcoming large entrance hall that boasts multiple storage cupboards. You have two equally large double bedrooms that would make good for two shares if looking for investment purposes. The family bathroom has ample storage, large mirror with shelving and shower over bath. The 20ft open plan kitchen dining room has space for both dining and relaxing to enjoy with views from the Juliet balcony along with a fully integrated modern fitted kitchen. The block offers lift access via the communal entrance.

Bertelli Place is conveniently located for all of Feltham's hustle and bustle being walking distance from the High Street and Feltham Mainline Station which serves London Waterloo in under 30 minutes. Also all major bus routes can be picked up from anywhere on the High Street. Feltham entertainment complex is within walking distance and offers ten pin bowling, a Cineworld and plenty of restaurants to indulge in.

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Bertelli Place Mono Lane, Feltham

- TWO BEDROOM SECOND FLOOR APARTMENT
- ALLOCATED PARKING
- LARGE APARTMENT
- TOWN CENTRE LOCATION
- LONG LEASE
- LIFT SERVICE
- JULIETTE BALCONY
- WALKING DISTANCE TO FELTHAM MAINLINE STATION

Tenure: Leasehold EPC Rating: B

Council Tax Band: C Service Charge: 1620.00

Ground Rent: 250.00

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



view this property online barnardmarcus.co.uk/Property/FEL113133



Property Ref:
FEL113133 - 0003

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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Please note the marker reflects the
postcode not the actual property



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