



CHAFFERS
ESTATE AGENTS



34 Jeanneau Close

Shaftesbury, SP7 8PQ

Asking Price £130,000 Leasehold



A well planned first floor one bedroom apartment set in a tucked away location, conveniently set within walking distance of the centre of Shaftesbury. Particular benefits include; Juliet balcony, communal lawns and allocated parking.



Description

A well planned first floor one bedroom apartment set in a tucked away location, conveniently set within walking distance of the centre of Shaftesbury.

Particular benefits of this property include a lovely Juliet balcony to the living space, communal lawned gardens and an allocated parking space. In brief, the accommodation comprises of a well kept communal hallway with stairs rising to the first floor. A personal door leads to the apartment to an entrance hall with doors leading off to the open plan living/kitchen space being double aspect, a double bedroom and bathroom. The property has electric heating and double glazing.

Externally a private driveway provides access to the parking with a space allocated and further guest parking. The gardens being mainly lawned with mature hedging and bushes lie to all elevations and have pleasant areas to relax.

SITUATION - Shaftesbury

Shaftesbury is an ancient Saxon hilltop town enjoying superb views over the surrounding countryside. It has a good range of facilities including supermarkets, theatre, banks, schools, cafes, inns, restaurants, small hospital, dentists, health centre, Churches, and shops including High Street names such as Boots, W H Smiths, Superdrug, and Costa. There are local bus and long distance coach services, Gillingham about 5 miles away, has a main line railway station on the Exeter / Waterloo line. The A303 is approximately 7 miles to the north giving access to the South-West and to London. The cathedral city of Salisbury is approximately 22 miles, and the Dorset Coast is approximately 35 miles away.

ADDITIONAL INFORMATION

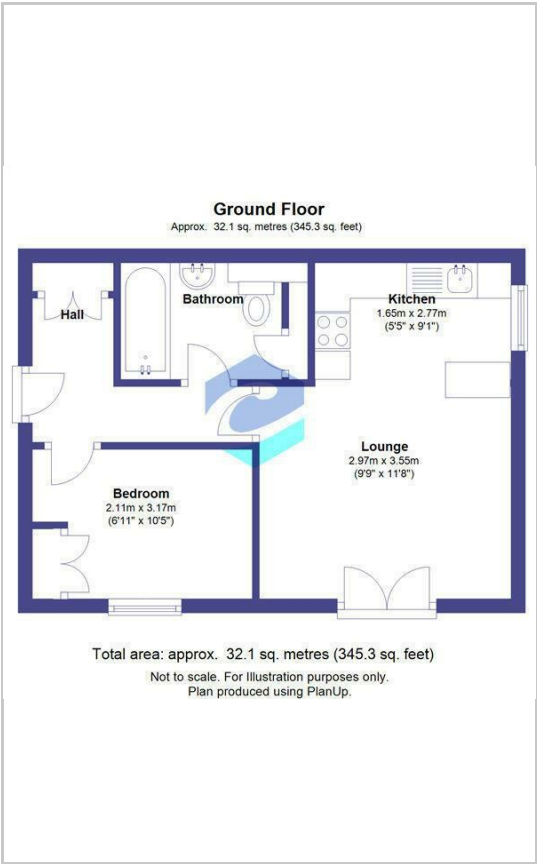
Services: Mains Water, Electricity & Drainage.
Council Authority: Dorset Council ~ Council Tax Band: A
Caution: NB All services and fittings mentioned in these particulars have NOT been tested and hence we cannot confirm that they are in working order.
Energy Performance Certificate: Rated: C

Lease commenced in 1991 for 999 years. Share of freehold.
Management charges £50 per month.

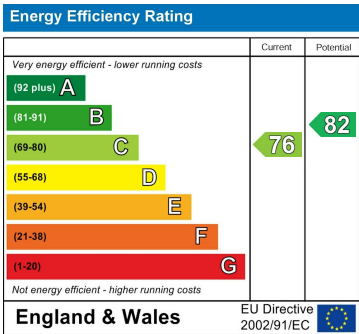
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.