

Aldreds
Estate Agents



Flat 2, St Johns Court St. Johns Road, Stalham, NR12 9BF

£125,000





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Stalham, NR12 9BF

- Spacious Ground Floor Apartment
- Central Town Location
- Allocated Parking Space
- Electric Storage Heating
- Ideal First Time Buy, Investment or Downsize Purchase
- Two bedrooms
- Well Presented Throughout
- Modern Fitted Kitchen and Bathroom
- Offered with No Onward Chain
- Be Quick to View!

Aldreds are pleased to offer this spacious two bedroom ground floor apartment, situated in a convenient position just off of the High Street within the popular Broadland town of Stalham. This well located property offers accommodation including an entrance hall, lounge, kitchen, two bedrooms and bathroom. The property offers uPVC sealed unit double glazed windows, electric storage heating and an allocated parking space. Now offered with no onward chain and an ideal first time buy, downsize or investment purchase.



Communal entrance

With secure entry system, door giving access to:

Hallway

Storage heater, airing cupboard housing pressurised hot water cylinder, power point, doors leading off.

Lounge 12'9" x 9'11" (3.91m x 3.03m)

Window to front aspect, storage heater, power points, television point, two telephone points, open plan access to:

Kitchen 9'2" x 5'8" (2.8m x 1.74m)

Window to side aspect, a range of fitted kitchen units with rolled edge work surface and tiled splash backs, stainless steel sink drainer with mixer tap, integrated electric oven, hob and extractor, plumbing for washing machine.

Bedroom 1 10'9" x 9'2" (3.28m x 2.8m)

Rear facing window, power points, television point, wall-mounted electric heater.





Bedroom 2 7'3" x 6'11" (2.21m x 2.11m)

Window to rear aspect, wall-mounted electric heater, power points, telephone point, built-in wardrobe.

Bathroom

Side facing obscure glazed window, low level WC, panelled bath with shower over, shower screen and tiled surround, hand wash basin within a fitted storage unit, tiled splashbacks, shavers point with light, heated towel rail, ventilation.

Outside

The property offers an allocated parking space to the rear of the building.

Tenure

Leasehold. Remainder of a 999 year lease from 2005. Annual ground rent £75. Service charge as of January 2025 - £395.78

Council Tax

North Norfolk District Council - Band 'A'

Services

Mains water, electric and drainage

Directions

From our Stalham office on the corner of the High Street and St Johns Road, the property can be located just across the road with access to number 2 via the central communal entrance to the building.



Location

Stalham is a popular Broadland town with its own range of facilities, which include a public staithe on the upper reaches of the River Ant, schools, health centre, library, post office, supermarket and a variety of high street shops and food outlets. The fine city of Norwich is approximately 14 miles to the South West.

Reference

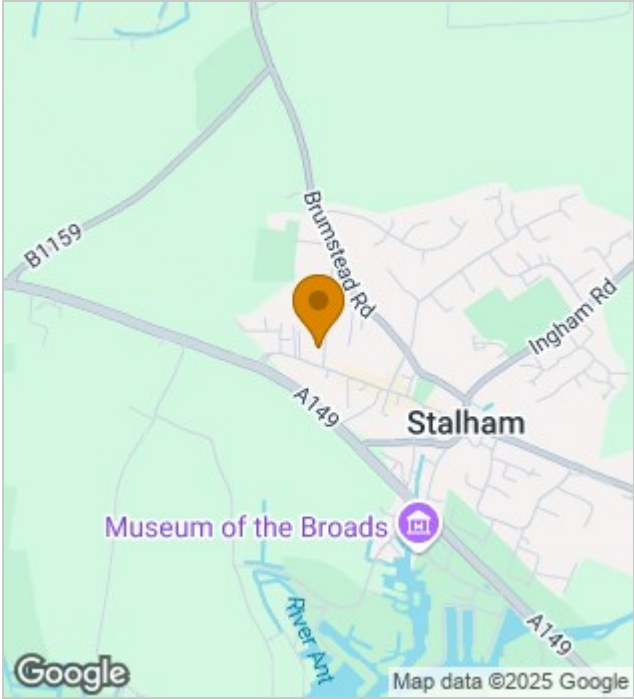
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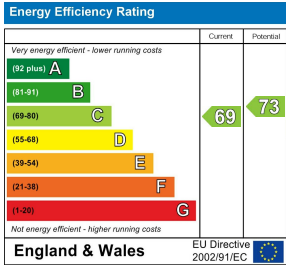
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our Aldreds Stalham Office on 01692 581089 if you wish to arrange a viewing appointment for this property or require further information.

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