



One The Brayford Brayford Wharf North, Lincoln LN1 1BN

welcome to

One The Brayford Brayford Wharf North, Lincoln

A luxury first floor apartment finished to a high standard in the sought after water front development of Brayford Wharf North with internal accommodation briefly comprising; entrance hall, open plan lounge / kitchen / diner with integrated appliances, one double bedroom and a bathroom.

Entrance Hall

Lounge / Kitchen / Diner

15' 2" Max x 16' 8" Max (4.62m Max x 5.08m Max)

Fitted with a range of wall and base units with work tops over, inset one bowl sink, tiled splashbacks, laminate flooring, LED spotlights, integrated fridge freezer, dishwasher, hob, oven and microwave, TV point, four double glazed windows to side aspect, two wall mounted electric storage heaters

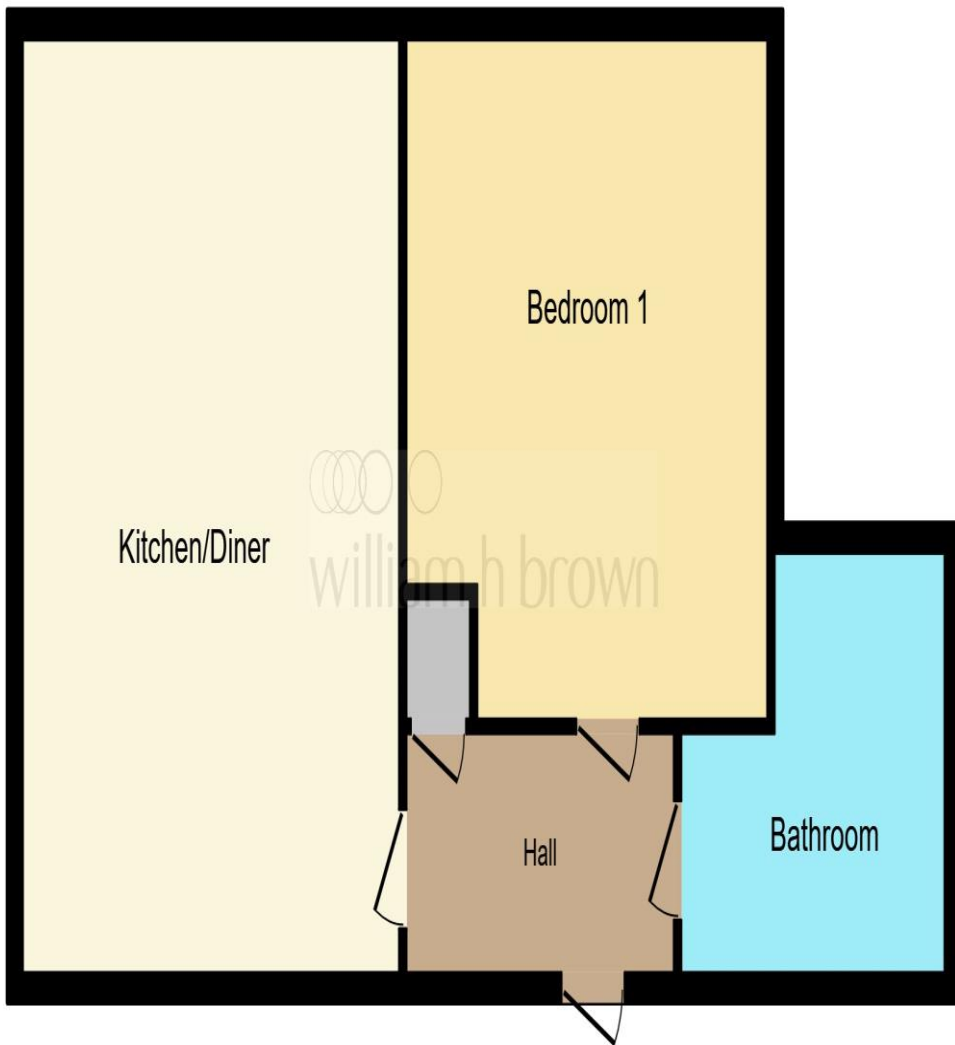
Bedroom

12' 3" x 9' 4" Max (3.73m x 2.84m Max)

Three double glazed windows to side aspect, carpet fitted, fitted wardrobe, wall mounted electric storage heater, TV point

Bathroom

Bath with mixer taps and rainfall shower over, WC, wash hand basin with vanity unit, heated towel rail, LED spotlights, tiled walls, laminate flooring, shaver point



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.



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- GUIDE PRICE £140,000-£150,000
- FIRST FLOOR APARTMENT ONE DOUBLE BEDROOM
- OPEN PLAN LOUNGE/KITCHEN/DINER
- FITTED BATHROOM
- OFF ROAD PARKING

Tenure: Leasehold EPC Rating: C

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2017. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

guide price

£140,000



view this property online williamhbrown.co.uk/Property/LCR118801



Property Ref:
LCR118801 - 0006

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