



Dairy Court, Crewkerne TA18 8EZ

welcome to

Dairy Court, Crewkerne

A two bedroom first floor flat offered to the market with the benefit of NO ONWARD CHAIN! The property, which boasts a single garage, is conveniently situated to the town centre and would make an ideal investment purchase.



Ground Floor

Entrance Hall

Double glazed door to front. Stairs rising to first floor.

First Floor

Living Room / Diner

17' 9" x 11' 1" (5.41m x 3.38m)

Dual aspect room with two double glazed windows to side and one to the rear. Fitted carpet. TV point. Radiator.

Kitchen

8' 6" max x 7' 9" (2.59m max x 2.36m)

Side aspect double glazed window. Fitted base and wall units. Work surfaces incorporating a one and a half bowl stainless steel sink and drainer. Tiled splashbacks. Space for cooker. Space and plumbing for washing machine. Boiler. Radiator.

Landing

Cupboard. Fitted carpet. Doors to all rooms.

Bedroom One

11' 1" max x 10' 6" (3.38m max x 3.20m)

Dual aspect room with double glazed windows to front and side. Built-in wardrobe. Fitted carpet. Telephone point. Radiator.

Bedroom Two

10' 8" plus door recess x 10' 3" (3.25m plus door recess x 3.12m)

Rear aspect double glazed window. Built-in wardrobe. Fitted carpet. Radiator.

Bathroom

Fitted with a white suite comprising a panelled bath with mixer taps and shower over, vanity wash hand basin and WC. Part tiled. Extractor fan. Towel radiator.

Garage

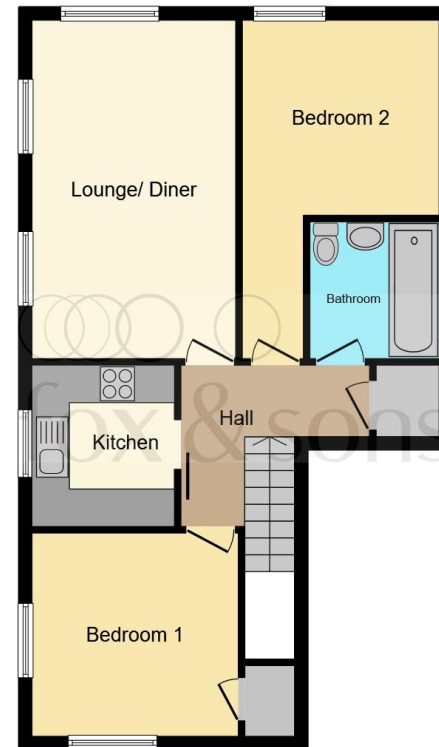
There is a single garage situated in a block.

Agents Note

The lease is 99 years from 25 March 1984 (60 years remaining) for the flat and 99 years from 25 March 1985 for the garage (61 years remaining). An annual ground rent of £30 and annual service charge of £875.66 is payable.

Agents Note

Under the terms of the estate agents act 1979 (section 21) please note that an executor of this property is an employee of the Connells group.



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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welcome to

Dairy Court, Crewkerne

- First Floor Flat
- Two Bedrooms
- Open Plan Living Room / Diner
- Single Garage
- NO ONWARD CHAIN!
- Council Tax Band: A

Tenure: Leasehold EPC Rating: C

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 items such as Leasehold packs.

£120,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
CRK105196 - 0004

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directions to this property:

From Fox & sons town centre office proceed along Market Street and take the second turning on the left into Hermitage Street. Proceed up the hill and turn left into Dairy Court, where the property will be found denoted by our For Sale board.

fox & sons



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