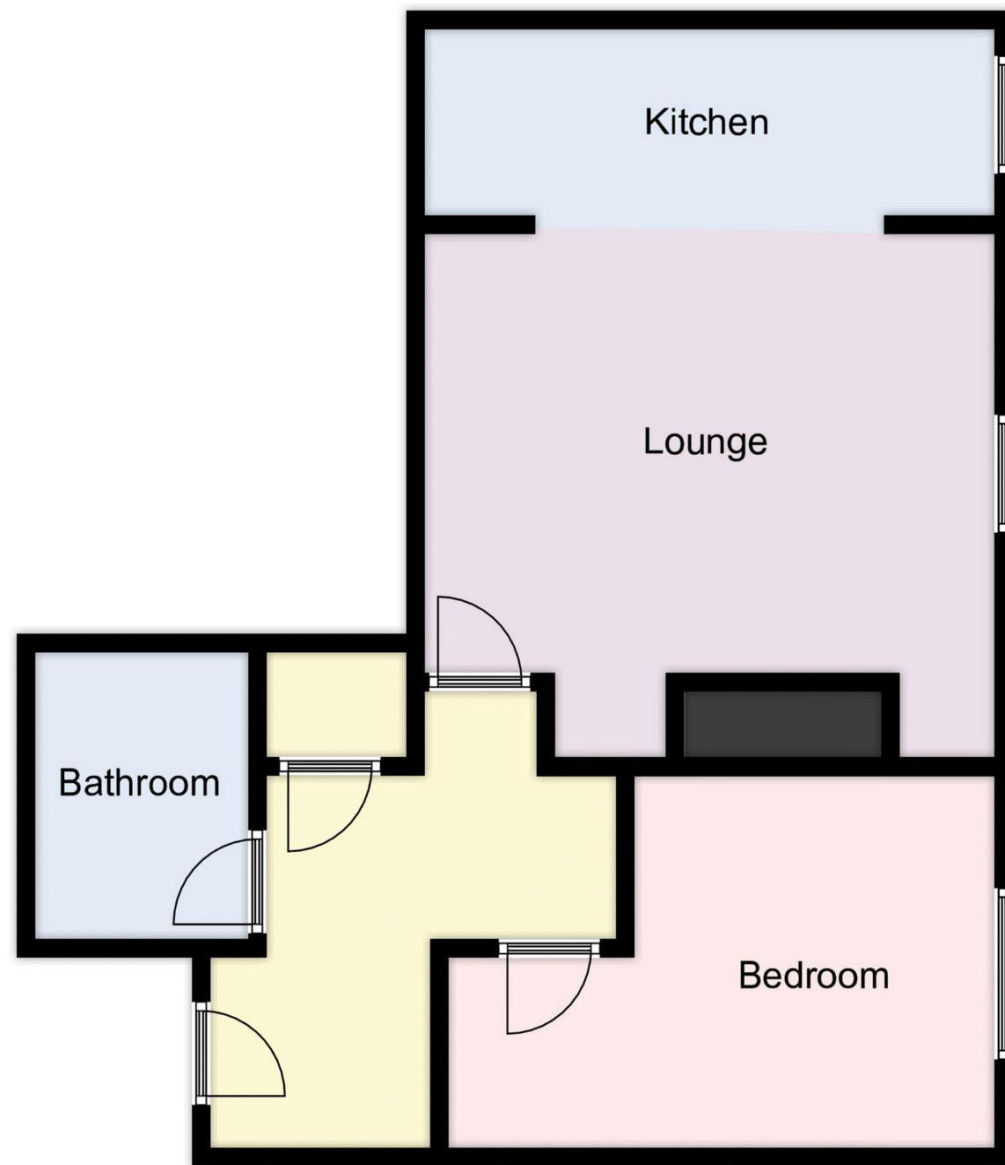


Property Reference:- F2165

Council Tax Band: B

Floor Plans (For illustrative purposes and not drawn exactly to scale)



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D		
39-54	E	54 E	
21-38	F		
1-20	G		

# £169,995

## 4 North Square, Knowle, PO17 5FD

**DRAFT DETAILS : We are awaiting verification from the Vendor that these details are correct**



- One Double Bedroom Ground Floor Apartment
- Communal Entrance Hall
- Open Plan Living Room with Fitted Kitchen
- Bathroom
- Grade II Listed
- Single Glazing and Electric Heating
- Allocated Parking
- No Onward Chain

**The Accommodation Comprises:-**

Communal entrance into:-

**Communal Entrance Hall:-**

Front door with spyglass inset into:-

**Entrance Hall:-**

Telephone entry security system, electric radiator, wall-light, cloaks hanging space, extractor fan, door to airing cupboard with shelves, fuse box and meter.

**Bathroom:-**

7' 5" x 5' 7" (2.26m x 1.70m)

Tiled floor, tiled walls, bath with shower attachment, shower screen, close-coupled wc, pedestal wash hand basin, electric towel rail, wall-mounted vanity unit.



**Bedroom:-**

15' 5" x 9' 7" (4.70m x 2.92m) Maximum Measurements

Window to rear elevation, flat ceiling, electric wall heater.



**Living Room:-**

Lounge and open-plan kitchen.

**Lounge Area:-**

14' 4" x 11' 4" (4.37m x 3.45m)

Window to rear elevation, two electric wall heaters.



**Kitchen Area:-**

15' x 4' 9" (4.57m x 1.45m)

Window to rear, spot lighting, range of base and eye level units with roll-top work surfaces, one and a half bowl stainless steel sink unit with mixer tap, integrated appliances including washing machine, oven with hob with extractor over, fridge, wine-rack and freezer.



**Agents Notes:-**

Allocated parking space. Leasehold Charges: TBC