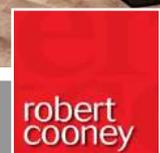




21A Anney Court St Josephs Field, Taunton TA1 3TE



Flat 21A, Anney Court, St. Josephs Field, Taunton, TA1 3TE

Approximate Area = 1129 sq ft / 104.8 sq m
For identification only - Not to scale



FIRST FLOOR

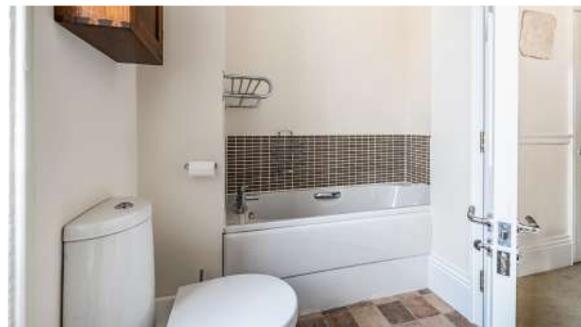


Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS Residential). © RICS 2024. Produced for Robert Cooney. RPS: 1102594

Features

- Entrance Hall
- Living / Dining Room with floor to ceiling sash windows
- Fitted Kitchen with Neff oven
- Utility Room
- Cloakroom
- Master Bedroom with floor to ceiling sash windows, shutters and Ensuite Shower Room
- Further Double Bedroom
- Family Bathroom with separate shower
- Communal landscaped gardens
- Allocated and visitor parking
- Gas central heating
- Lease term 999 years from 2005, 979 years remaining
- Current ground rent Peppercorn
- Current service charge £4347.66 pa
- Council tax band E

An immaculately presented 2 double bedroomed first floor apartment with lift, occupying 1,129 sq. ft, within this historic Grade II Listed conversion just a few minutes' walk of the town centre with superb communal gardens, allocated & visitor parking. No onward chain.



Viewing strictly through the selling agents:

Robert Cooney

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