



Flat 8, Fernlea Gardens, Straight Bit, Flackwell Heath

£425,000



Flat 8

Fernlea Gardens, Straight Bit, Flackwell Heath

A superbly appointed and really spacious second floor apartment (there is a lift) in this highly sought after development which is located within a few minutes walk of the village centre. Entrance hall, Sitting room/Dining room with balcony, Kitchen, Bedroom 1 with en suite bathroom/shower room, Second bedroom, Bathroom, Underfloor heating, Double glazing, Communal gardens, Two allocated parking space plus visitors parking area, Communal lift, Ample loft and eaves storage space, Lease recently extended (169 years remaining), Recently redecorated. Viewing recommended.

Tenure: Leasehold

Entrance hall

Security entry phone, built in storage cupboard with fuses and electric meter, further built in storage cupboard, airing cupboard housing hot water cylinder and shelved storage, access to loft space

Sitting room/Dining room

With double doors to BALCONY, two velux windows to side, eaves storage area, space for table

Kitchen

Fitted with a range of eye and base level units incorporating stainless steel sink unit with mixer tap and drainer, built in Siemens oven, fitted four ring hob with extractor over, space for fridge/freezer, built in Siemens slim line dishwasher, built in washer/dryer, part tiled walls, down lighters, tiled flooring, velux window to rear





Bedroom 1

With built in double wardrobe, built in double shelved wardrobe, eaves storage cupboards, window to front

En suite Bathroom/Shower

White suite comprising panelled bath with mixer tap and shower attachment, corner shower cubicle housing fitted shower unit, low level W.C., wash hand basin with mixer tap, heated towel rail, part tiled walls, fitted mirror, shaver point, down lighters, tiled flooring, window to front

Bedroom 2

With built in double wardrobe, window to front

Bathroom

White suite comprising panelled bath with mixer tap and shower attachment, low level W.C., wash hand basin with mixer tap, part tiled walls, down lighters, heated towel rail, tiled flooring, shaver point, fitted mirror

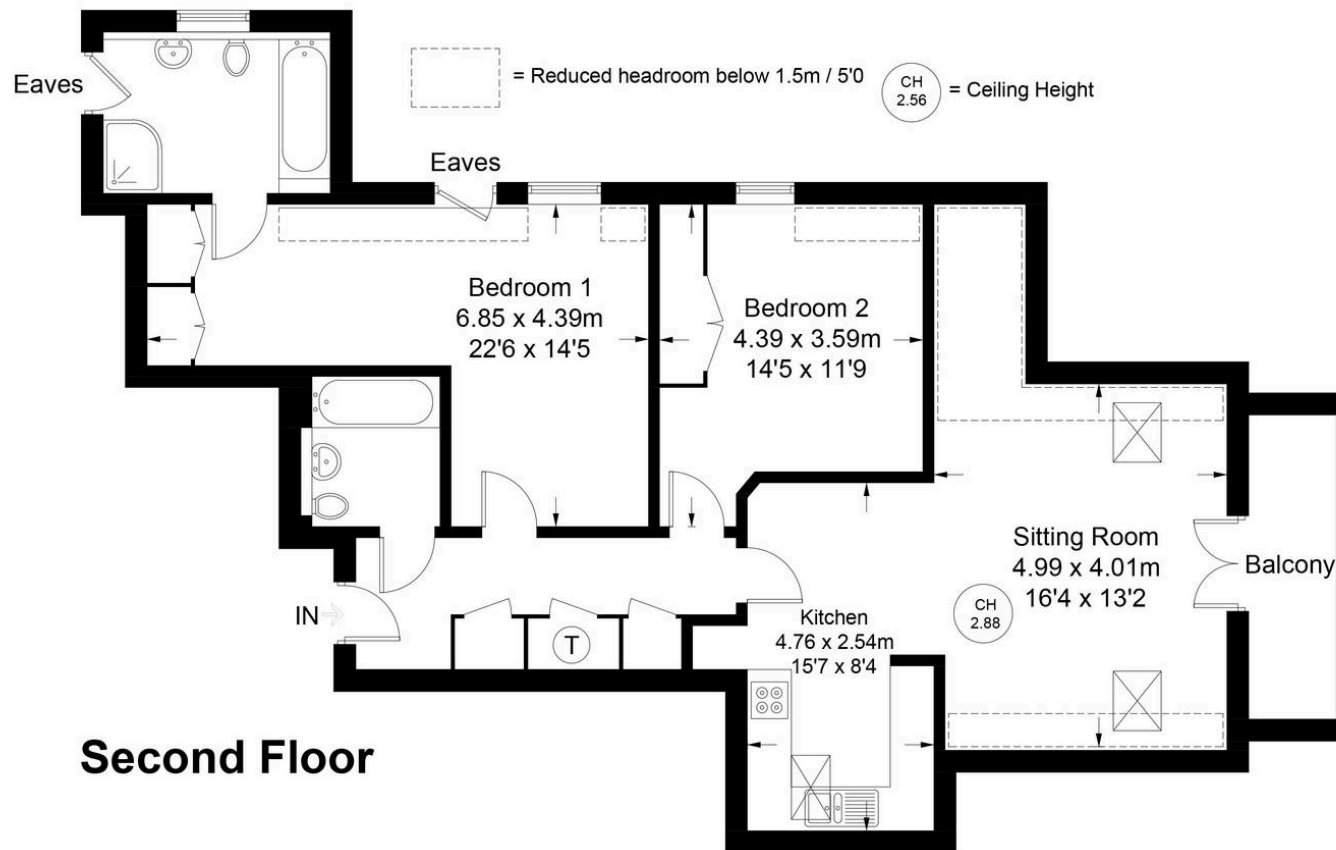
Communal gardens

Parking

There are two allocated parking spaces and visitors parking



Approximate Gross Internal Area = 94.5 sq m / 1017 sq ft



Floor Plan produced for Robertsons by Media Arcade ©.
Illustration for identification purposes only. Window and door openings are approximate. Whilst every attempt is made to assure accuracy in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.