



One The Brayford, Brayford Wharf North,
Lincoln, Lincolnshire, LN1 1BN
£180,000



VIRTUAL VIEWING AVAILABLE Offered for sale with no chain in this sought after water front development this two bedroom luxury apartment is finished to a high standard. The apartment accommodation comprises entrance Hallway, Lounge/Kitchen/Diner with built in appliances, Master bedroom, second double bedroom and high standard bathroom. Further benefits include an allocated parking space and concierge reception.

Entrance Hall

12 x 5 (3.66m x 1.52m)

Entrance hall access off main landing of 2nd floor. Building is accessed by main foyer and has lift and stair access.

Living Space

19 x 15 (5.79m x 4.57m)



Open plan kitchen/dining/living space. Windows to side aspect and electric panel heater. Kitchen is fitted with base and eye level units including integrated dishwasher, washing machine and fridge/freezer. Built in electric oven, electric hob, microwave and chimney style extractor unit. Walk in bay window. Airing cupboard in entrance of living space

Master Bedroom

12 x 9 (3.66m x 2.74m)



Windows to side aspect and electric panel heater. Walk in bay window. Eye level wall mounted TV socket and power sockets

Bedroom 2

11 x 11 (3.35m x 3.35m)



Windows to side aspect and electric panel heater. Eye level wall mounted TV socket and power sockets. Built in double wardrobe with sliding mirrored doors

Bathroom

8 x 5 (2.44m x 1.52m)



Panelled white bath with mixer shower above. Push button white low level wc. Vanity unit with sink. Wall mounter mirrors above wc and sink. Tiled walls and floor. Chrome heated towel rail

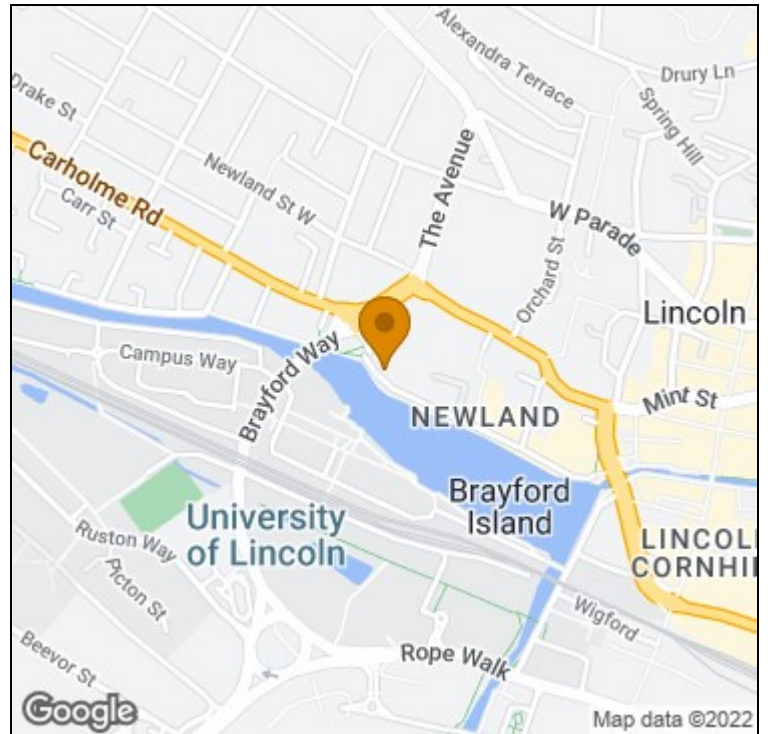
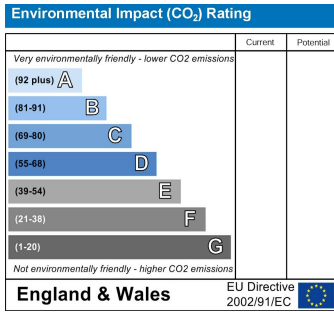
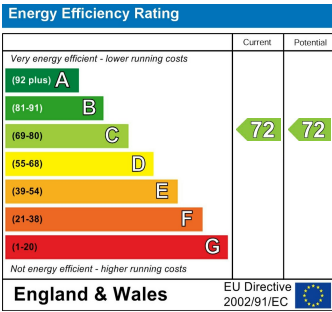
GROUND FLOOR
616 sq ft. (57.2 sq m.) approx.



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TOTAL FLOOR AREA: 616 sq ft. (57.2 sq m.) approx.

Whilst every attempt has been made to ensure the accuracy of the footprints contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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