



Eastgate, Sleaford
£114,950



- One Bedroom Apartment
- Well Presented Throughout
- Town Centre Location
- Allocated Parking Space

- Private Garden
- Open Plan Lounge/Kitchen
- Leasehold
- EPC rating C



Newton Fallowell are delighted to present to market this One Bedroom Apartment within a stones throw of Sleaford Town Centre. Coming with the additional benefit of a private garden and allocated parking space, being well presented throughout the property comprises; Entrance Hall, Open Plan Lounge/Kitchen, One Bedroom and Bathroom. An early viewing is highly recommended to fully appreciate the standard and location of property on offer.

Entrance Hall

With part glazed door to front.

Open Plan Lounge/Kitchen

3.41m x 6.25m (11'2" x 20'6")

Having a range of base and eye level units with work surface over, sink with drainer and mixer tap, integrated oven with electric hob and extractor hood over, space for fridge freezer, space and plumbing for washing machine, TV point, BT point, electric heater, part glazed door to rear and window to rear.

Bedroom

2.91m x 4.57m (9'6" x 15'0")

Having electric heater, TV point and window to rear aspect.

Bathroom

4.02m x 1.75m (13'2" x 5'8")

Three piece suite comprising P Shaped bath with mains fed shower and rain effect head over, wall mounted hand wash basin with drawer unit under, low level wc, chrome heated towel rail, tiled flooring and extractor fan.



Outside

The front of the property offers an allocated parking space. The rear garden offers an area laid to patio further leading to astro turf, external double socket, gated access to bin storage and timber fence surround.

Management Charge

This apartment is subject to an annual management charge of approx £1200, please contact our office for further information.

Agents Note

These are draft particulars awaiting vendor approval.

These particulars are issued in good faith but do not constitute representations of fact or form part of any offer or contract. The matters referred to in these particulars should be independently verified by prospective buyers or tenants. Neither Newton Fallowell nor any of its employees or agents has any authority to make or give any representation or warranty whatever in relation to this property.

Financial Services

As part of our continued commitment to providing the best advice to all our clients we work closely with Mortgage Advice Bureau & part of our guaranteed commitment to our vendors is to establish the financial position of any offer received on their home. Whilst we offer FREE mortgage advice from any stage of the buying or selling process, we operate a mandatory qualification process on all offers prior to submission of any offer to our vendors. The mortgage advice bureau is regulated by the financial ombudsman and operate on an independent basis within our premises at 4 Southgate, Sleaford, NG34 7RZ.

Floorplan

GROUND FLOOR
465 sq.ft. (43.2 sq.m.) approx.



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