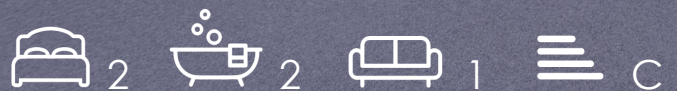


## 15 Palmer House

Enborne Road, Newbury, RG14 6AD

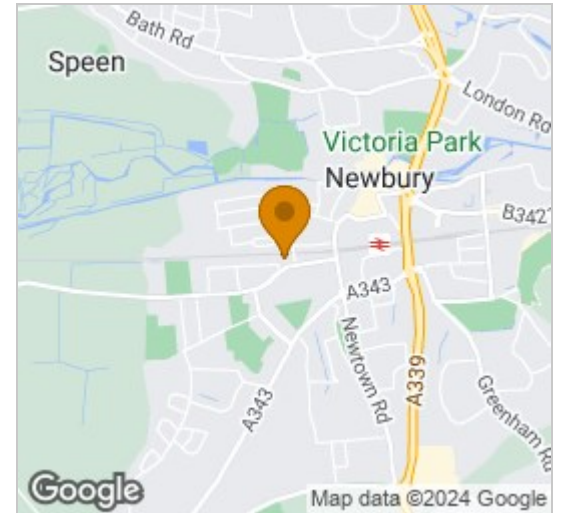
£1,250 PCM



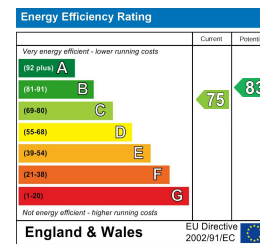
## Floor Plan



## Area Map



## Energy Efficiency Graph



## Viewing

Please contact our Girard Lettings Office on 01635 551911 if you wish to arrange a viewing appointment for this property or require further information.

- Flat



A modern, well presented Two Bedroom Apartment in a superb security conscious gated development close to the town centre and railway station. Built in 2010 this top floor executive apartment offers excellent living space and quality.

Accommodation comprises: hallway with storage cupboards and utility store cupboard, fitted kitchen with built in appliances (including dishwasher), Open Plan Living Room, Master Bedroom; Ensuite Shower Room, built in double wardrobe with further single wardrobe, Second Double Bedroom with built-in wardrobe. Main Bathroom with shower over bath.

Externally the property is behind a gated entry, has 1 allocated parking space and lockable bicycle storage. A short walk into the town centre and railway station yet private and secure.

**\*\*ONE SMALL PET CONSIDERED FOR HOME WORKERS\*\***

**\*\*AVAILABLE BEGINNING OF AUGUST\*\***

EPC: Band C.

COUNCIL TAX: Band C = £2,038.23 for 2024/25



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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