



For Sale

4 Byrkley Mews, Barton-under-needwood

£230,000

2

1

748 sq ft

## IMMACULATELY PRESENTED CONTEMPORARY TWO BEDROOM FIRST FLOOR APARTMENT IN THE HEART OF BARTON-UNDER-NEEDWOOD OFFERED WITH NO UPWARD CHAIN.

An immaculate, contemporary two bedroom first floor apartment perfectly situated on Main Street in the highly sought-after village of Barton-under-Needwood.

Offered with no upward chain and the option to purchase part-furnished, this stylish property represents a fantastic opportunity for first-time buyers, downsizers or investors looking for a lucrative buy-to-let or Airbnb. Uniquely, the building is managed by a residents' management company, with each owner holding a 20% share of the freehold. There are just five individually designed apartments in Byrkley Mews which is a unique and select development of style and character; number 4 is approached via the lovely courtyard communal garden with stair and balcony access.

Benefitting from gas central heating throughout, as you enter this home a welcoming reception hall flows seamlessly into a bright, dual-aspect open-plan kitchen and living area. The space features elegant oak flooring and a premium fitted kitchen complete with sleek quartz style work surfaces, an integrated washing machine and oven and housing for a fridge/freezer.

Two generous bedrooms offer excellent flexibility (the second is currently styled as a bespoke dressing room) served by a contemporary, well-proportioned shower room.

To the rear, residents enjoy beautifully landscaped communal gardens that lead directly to a dedicated, private parking area.

Ideally located in the heart of Barton-under-Needwood, this home is just a few minutes walk from the village's 'Outstanding' rated schools and an excellent range of amenities. This desirable village boasts a thriving community perfect for both families and couples, with a charming high street featuring a Co-op, coffee shop, gift shops, a post office, pubs, a GP

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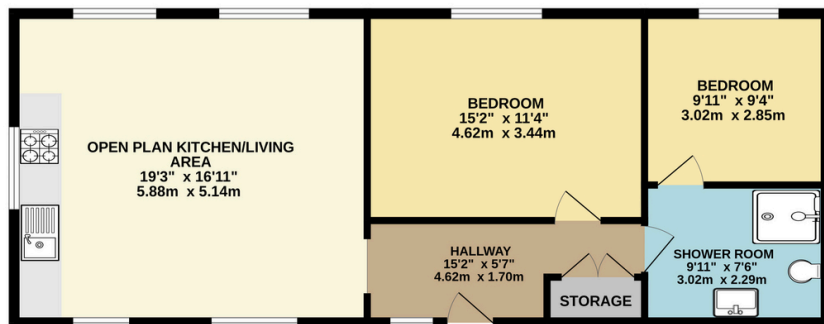
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GROUND FLOOR  
748 sq.ft. (69.5 sq.m.) approx.



TOTAL FLOOR AREA: 748 sq.ft. (69.5 sq.m.) approx.  
While every attempt has been made to ensure the accuracy of the floorplan contained herein, 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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- CHARMING FIRST FLOOR APARTMENT IN THE HEART OF THE VILLAGE
- NO UPWARD CHAIN
- IDEAL INVESTMENT/AIRBNB PURCHASE
- GAS CENTRAL HEATING
- SOUGHT AFTER VILLAGE LOCATION
- IMPRESSIVE OPEN PLAN KITCHEN/LIVING SPACE
- TWO GOOD SIZED BEDROOMS
- ALLOCATED PARKING SPACE TO THE REAR

