

for sale

£130,000 Leasehold



St James Court Church Street Trowbridge BA14 8DW

Situated within a beautiful Grade II listed building, this recently renovated ground floor apartment offers a fantastic opportunity to move straight in. Ideally located in the heart of the town, the property benefits from its own private courtyard and is offered for sale with no onward chain.

- Energy Rating: E
- Ground Floor One Bed Apartment
- Courtyard Garden
- No Onward Chain
- Town Centre Location

Property Details

Accommodation

Open Plan Lounge/Diner/Kitchen

Triple aspect room leading through to the Kitchen Area.

Bathroom

Three piece suite comprising low level WC, vanity wash hand basin and walk in shower.

Bedroom One

Window to side. Built in wardrobes.

Kitchen Area

Fitted with a matching range of handleless base and wall units with complementary work surfaces over with inset sink and drainer. Integrated oven and hob with cooker hood over. Washer/dryer and dishwasher.

Agents Note

Please note than an AML fee is chargeable to the buyer once an offer has is accepted to cover the cost of carrying out the required identity and anti-money laundering checks.

Once these checks have been completed the fee can not be refunded, even if the property purchase does not go ahead.





To view this property please contact Connells on

T 01225 754391
E trowbridge@connells.co.uk

11 Fore Street
TROWBRIDGE BA14 8HA

Property Ref: TWB307925 - 0008

Tenure:Leasehold EPC Rating: E

Council Tax Band: A Service Charge: 2750.00

Ground Rent: 55.00

This is a Leasehold property with details as follows; Term of Lease 999 years from 25 Jun 1997. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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