



Jepps Lane, Royston, SG8 9AP

welcome to

Jepps Lane, Royston

An opportunity to purchase a spacious 2-bedroom first floor apartment situated in this town centre location in the heart of Royston. Viewing highly recommended.



Door To Communal Entrance

Stairs off to first floor.

Door To Entrance Hall

2 built in cupboards.

Door to:

Kitchen/Breakfast/Living Room

10' 10" max x 19' 3" plus door recess (3.30m max x 5.87m plus door recess)

Comprising 1 1/2 bowl stainless steel sink unit with mixer taps and work surface surrounds, built in oven and gas hob with extractor over, range of base and wall units, built in fridge and dishwasher, part tiled walls, breakfast bar, double glazed window to side.

Bedroom One

9' 8" max x 10' (2.95m max x 3.05m)

Built in cupboards. Electric heater. Double glazed window.

Bedroom Two

7' 3" max x 10' 1" (2.21m max x 3.07m)

Built in cupboard. Electric heater. Double glazed window.

Bathroom

Suite comprising bath with shower over, low flush WC, wash hand basin, electric heater, part tiled walls, floor tiling.

Outside

The property is accessed by a private gated courtyard area.

Parking

Allocated parking space.

Agents Note

The vendor will replace all carpets before completion.

Lease details:

There is 105 years remaining on the lease.

Annual ground rent: £150

Annual service charge: £1800



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Jepps Lane, Royston

- Spacious first floor apartment in town centre location.
- No chain.
- 2 bedrooms.
- Open plan kitchen/breakfast/living area.
- Allocated parking space.

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: 1800.00

Ground Rent: 150.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2005. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£210,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
RYN109493 - 0006

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