

for sale

£112,000



## Beufoy House Beufoy Close Shaftesbury SP7 8EN

A well-located one-bedroom first-floor apartment offering spacious open-plan living, a good-sized bedroom, bathroom, and residents parking. Ideally positioned close to Shaftesbury's local amenities, making it perfect for convenient, low-maintenance living.



# Beaufoy House Beaufoy Close Shaftesbury SP7 8EN

## Entrance Hall

Doors leading to the bedroom, bathroom and living space and a night storage heater.

## Open Plan Living Space

## Lounge Area

Double glazed window to the front, night storage heater and open to the kitchen.

## Kitchen

Fitted kitchen with wall and base units, stainless steel sink and drainer, plumbing for a washing machine, space for a fridge/freezer and an electric oven and hob with an extractor hood.



## Bedroom

Double glazed window to the rear, fitted wardrobes and a night storage heater.

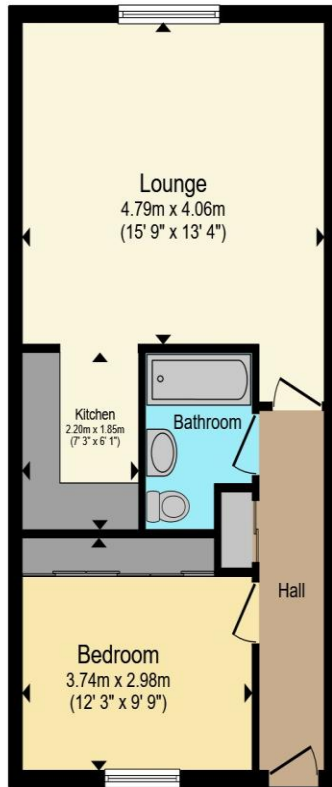
## Bathroom

Bath with an electric shower over, WC and a wash hand basin.

## Parking

Residents parking





Total floor area 45.9 m<sup>2</sup> (494 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



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34 High Street  
 SHAFTESBURY SP7 8JG

Property Ref: SFT306337 - 0004

Tenure: Leasehold EPC Rating: Awaited

Council Tax Band: A Service Charge: 1352.00

Ground Rent: 80.00

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This is a Leasehold property with details as follows; Term of Lease 125 years from 29 Sep 1991. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

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