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Flat 2 Bransby Close, Kings Lynn PE30 5RY

BELVOIR!

£89,950



Key Features

- > FIRST FLOOR APARTMENT
- > ONE BEDROOM
- > KITCHEN
- > SEPARATE LOUNGE
- > SHOWER ROOM
- > ALLOCATED PARKING
- > Tenure: Leasehold
- > EPC rating D

Belvoir Kings Lynn offer for sale this well positioned one bedroom first floor apartment. Situated within easy reach of local amenities.

The property offers entrance hall, lounge, kitchen, bedroom and shower room. Allocated off road parking.

GROUND FLOOR ENTRANCE

Communal door to the entrance, stairs to first floor.

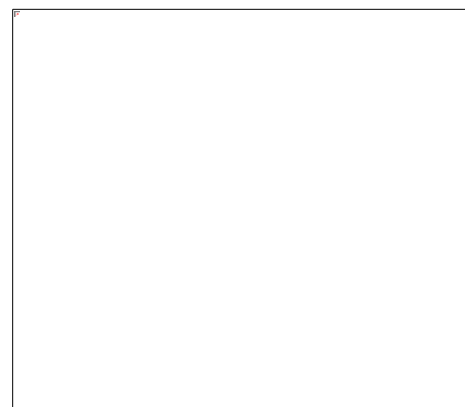
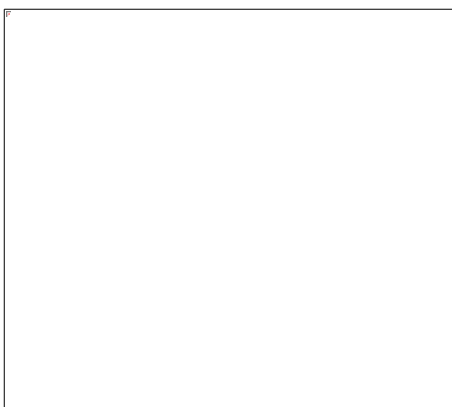
ENTRANCE

Wooden door, storage cupboard, 2nd storage cupboard with water heater, access to loft space.

LOUNGE

12'6" x 11'10" (3.8m x 3.6m)

Two UPVC double glazed windows to the front elevation., storage heater.



KITCHEN

13'1" x 5'8" (4m x 1.7m)

UPVC double glazed window to the rear, base and wall units, sink unit, plumbing for washing machine, space for cooker with hood over, wall mounted heater.

BEDROOM 1

10'1" x 8'8" (3.1m x 2.6m)

UPVC double glazed window to the rear elevation, storage heater.

SHOWER ROOM

UPVC double glazed window to the side elevation, three-piece suite with WC, wash hand basin, shower cubicle, wall mounted heater.

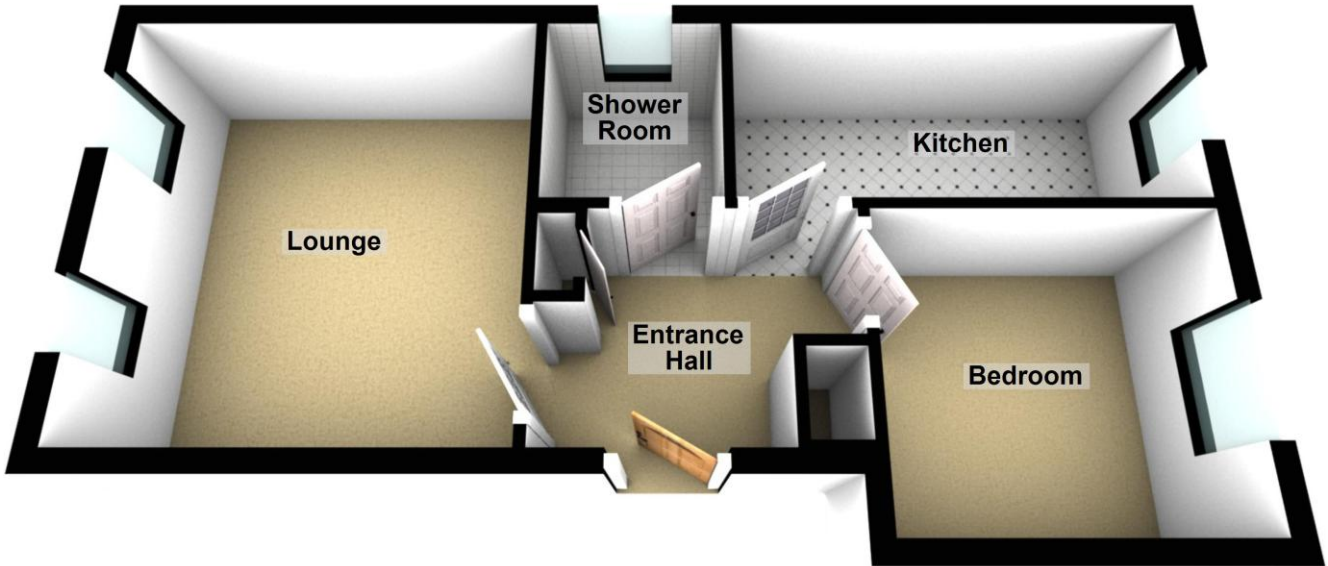
EXTERNALLY

Allocated parking space.

AGENTS NOTE

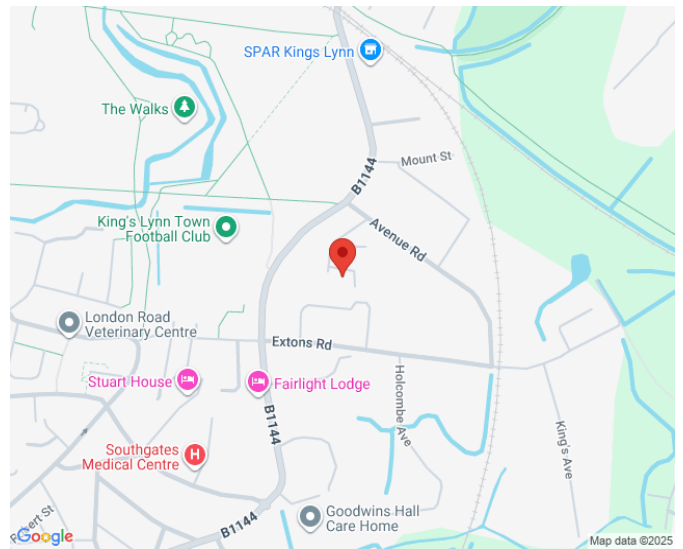
The property is leasehold with a 999 year lease from January 1980 with a service charge for 2025 of £610.00 and peppercorn ground rent.

Ground Floor



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs:		
(92+) A		
(81-91) B		
(69-80) C		80
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs:		
England & Wales	EU Directive 2002/91/EC	

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