



Total area: approx. 43.1 sq. metres (464.2 sq. feet)

Ground Floor
Secured entrance, stairs to second floor

strive for accuracy, measurements, descriptions, and other information are provided in good faith but should be independently verified

Second Floor
Entrance Hall

Open Plan Kitchen/Lounge
5.21m (17'1") x 3.81m (12'6")

Inner Hallway

Bedroom
3.81m (12'6") x 2.88m (9'5")

Bathroom

Outside
Access to the communal gardens, residents' laundry room, and a car port, providing tandem off-road parking for two vehicles.

Further Information
EPC Rating: TBC
Council Tax Band: A
Household Income To Pass Referencing:
Minimum £24,000 per annum
Deposit: £900

Disclaimer
All property details, photographs, floorplans, and other marketing materials produced by Ellis Winters are for general guidance only and do not form part of any contract. While we

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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SOMERSHAM, PE28 3JB

PROPERTY SUMMARY

An immaculately presented, second floor apartment, within a character/period property, walking distance from the village centre and amenities. This superb property features an open plan kitchen/lounge with a newly fitted kitchen, a double bedroom with fitted wardrobes/storage, and a family bathroom. The property benefits from double glazed windows, a carport and tandem off-road parking. The property comes with access to the communal garden, and residents laundry room.

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