Flat 1, 18A Market Street

Lichfield, WS13 6LH



A luxury two-bedroom first floor apartment situated in the heart of Lichfield city centre, offered to the market with no onward chain.

£245,000



John German

This superbly appointed first floor apartment is one of two luxury apartments within a beautiful building on Market Street in Lichfield. The historic cathedral city of Lichfield offers a range of amenities including boutique shops, cosy cafés, markets, pubs, a vast array of restaurants along with Beacon Park, Minster and Stowe Pools providing some lovely scenic walks. There are two railway stations providing services to Bromsgrove, Birmingham, London Euston and many more.

There is a secure ground floor entry door with intercom system and stairs rising to the first and second floors where there are just two luxury apartments within the Grade II Listed building.

Located on the first floor is this spacious two-bedroom apartment offering just under 800 sq ft t of accommodation, comprising of a contemporary Howdens kitchen with marble effect laminate worktops and a Belfast sink, Lamona integral cooker/hob, Bosch integral dishwasher, and integral Lamona fridge freezer. Leading off the kitchen through a sliding door is a great utility/storage space also housing the water tank.

The impressive living room overlooks the High Street through stunning sash windows, with secondary glazing in place, allowing natural light to flow through into the room. The high ceilings contribute to the spacious feel of the room, with modern laminate style flooring.

There are two spacious double bedrooms, both with the benefit of their own luxury en-suite shower rooms, having a walk-in shower, fluted wood effect wash basin, heated towel rail, recessed mirror, WC and gold effect fixtures and fittings.

Tenure: Leasehold. We understand a new 125 year lease is to be granted upon completion. Peppercorn ground rent. Circa £1000 annual service charge. (purchasers are advised to satisfy themselves as to the tenure via their legal representative).

Please note: It is quite common for some properties to have a Ring doorbell and internal recording devices.
Property construction: Standard
Parking: None
Electricity supply: Mains
Water supply: Mains
Sewerage: Mains
Heating: Electric
(Purchasers are advised to satisfy themselves as to their suitability).
Broadband type: See Ofcom link for speed: https://checker.ofcom.org.uk/
Mobile signal/coverage: See Ofcom link https://checker.ofcom.org.uk/
Local Authority/Tax Band: Lichfield District Council / Tax Band C
Useful Websites: www.gov.uk/government/organisations/environment-agency
Our Ref: JGA/02112026

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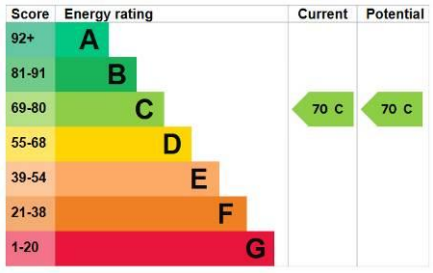

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Agents' Notes

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Referral Fees

Mortgage Services - We routinely refer all clients to APR Money Limited. It is your decision whether you choose to deal with APR Money Limited. In making that decision, you should know that we receive on average £60 per referral from APR Money Limited.

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