Scrivins & Co
Sales & Lettings

Scrivins & Co Ltd 98 Castle Street, Hinckley, Leicestershire, LE10 1DD
Company Number: 11832775 (Registered in England and Wales)

T **01455 890480** E **sales@scrivins.co.uk** W **scrivins.co.uk**



8 ST. JOHNS, HINCKLEY, LE10 1NX

OFFERS OVER £100,000

Attractive modern ground floor apartment in a secure gated development. Sought after and convenient location within walking distance of the town centre. Offers entrance hall, lounge dining room and kitchen. Bedroom with fitted wardrobes and bathroom with shower. Electric storage heating and UPVC SUDG. One allocated car parking space.







TENURE
Freehold
Council Tax Band A
967 years left on lease
Service Charge £1250 per annum

ACCOMMODATION
Timber door to

ENTRANCE HALLWAY
With tiled flooring, wall mounted fuse board, intercom entry system, smoke alarm, coving to ceiling, door to

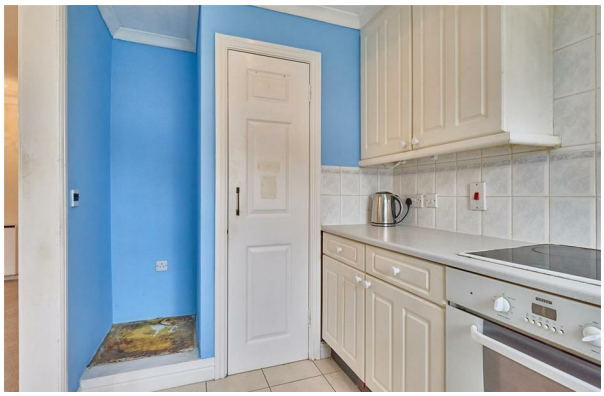
LOUNGE
15'7" x 9'11" (4.77 x 3.04)
With wall mounted storage heater, feature fire place with timber mantle, marble backing and hearth incorporating an electric fire place, wall lighting, coving to ceiling, TV aerial point, sliding door to





KITCHEN
11'3" x 6'5" (3.43 x 1.97)
With tiled flooring, a range of solid wood floor standing kitchen cupboard units, stone effect working surfaces, built in Creda hob and oven, extractor above, white resin sink with mixer tap, tiled splashback, further matching range of wall cupboard units, coving to ceiling, inset ceiling spotlights, door to useful storage cupboard housing the immersion tank for domestic hot water and shelving.





BEDROOM

11'5" x 9'4" (3.5 x 2.86)

With wall mounted storage heater, built in wardrobes with shelving and hanging rails, matching bed side tables, coving to ceiling





BATHROOM

6'7" x 6'5" (2.03 x 1.97)

With tiled flooring, three piece suite consisting of a panelled bath, chrome taps, Gainsborough electric wall mounted shower above, tiled surrounds, pedestal wash hand basin with chrome taps, low level WC, extractor fan.

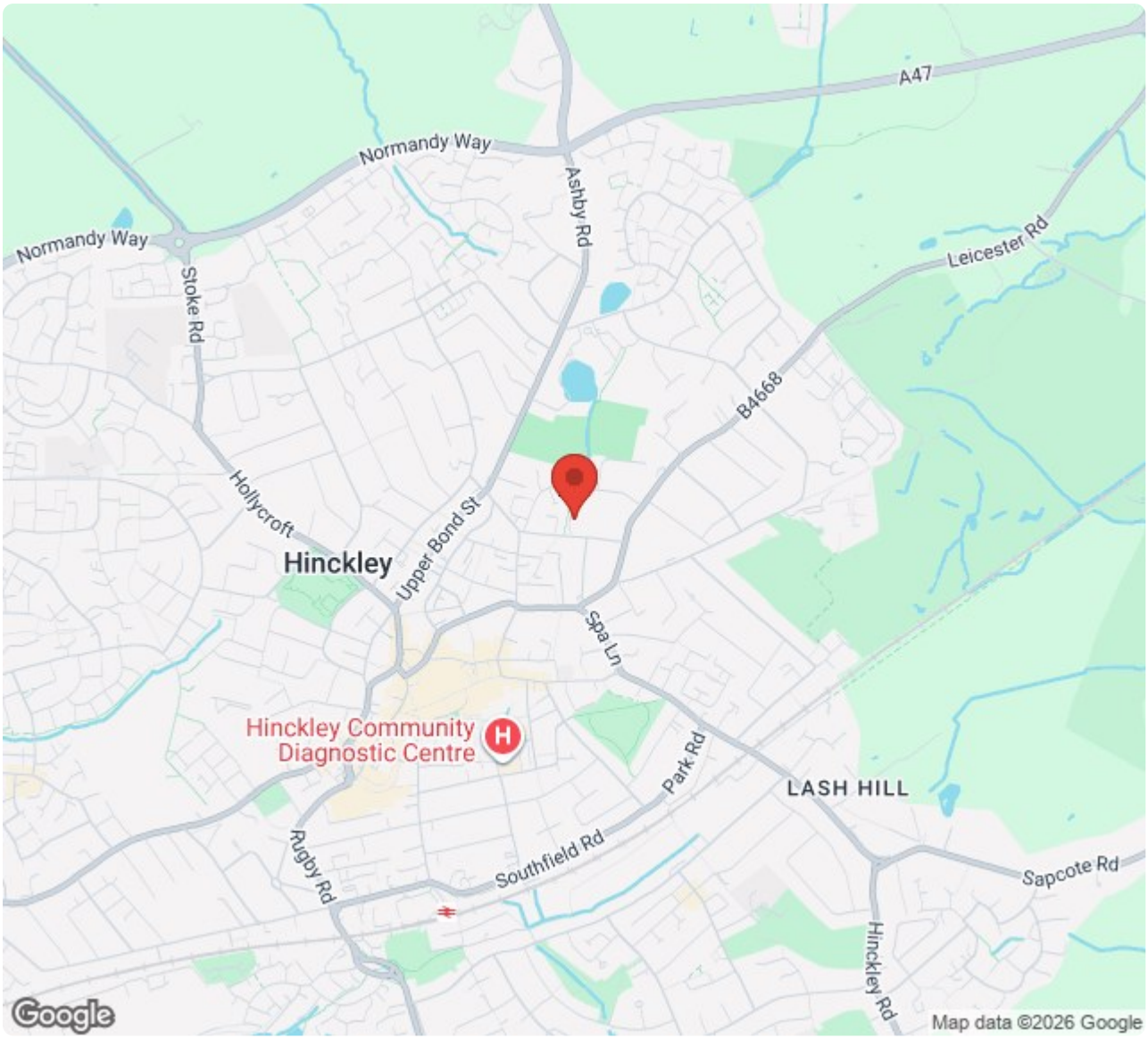


OUTSIDE

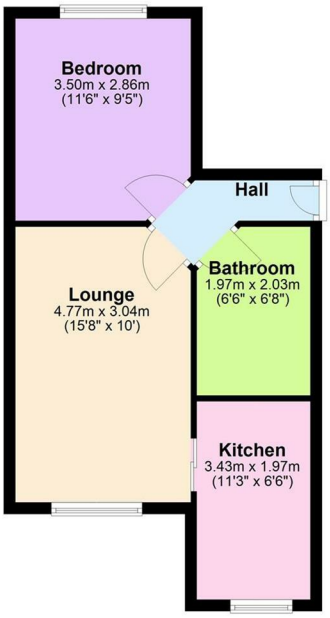
Communal gardens which is gated and secure, one allocated parking space, bin store.

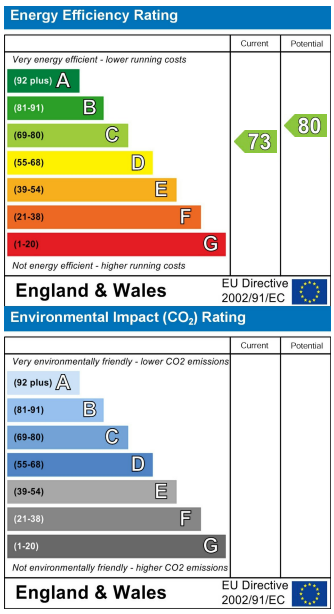






Ground Floor





naea | propertymark PROTECTED
arla | propertymark PROTECTED

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