



**Old Sunway, King's Lynn, PE30 1DN**

**welcome to**

**Old Sunway, King's Lynn**

Ideal first time buy or investment opportunity with this well presented and spacious two bedroom first floor town centre apartment which is being offered with no onward chain. Viewing highly recommended.



## Communal Entrance Door

Stairs to first floor

## Entrance Door To:-

## Entrance Hall

## Lounge Area

22' 5" x 12' 6" ( 6.83m x 3.81m )

Electric heater, storage cupboard, doors off, open plan to:-

## Kitchen Area

14' 8" x 10' 2" ( 4.47m x 3.10m )

Range of base and wall units, roll edge work top, inset stainless steel sink with mixer tap over, built-in oven, electric hob, extractor over, space for washing machine and fridge freezer, two double glazed windows, vinyl floor, loft access

## Bedroom One

12' 10" x 10' 1" ( 3.91m x 3.07m )

Double glazed window, electric heater

## Bedroom Two

9' 6" x 8' 5" ( 2.90m x 2.57m )

Double glazed window, electric heater

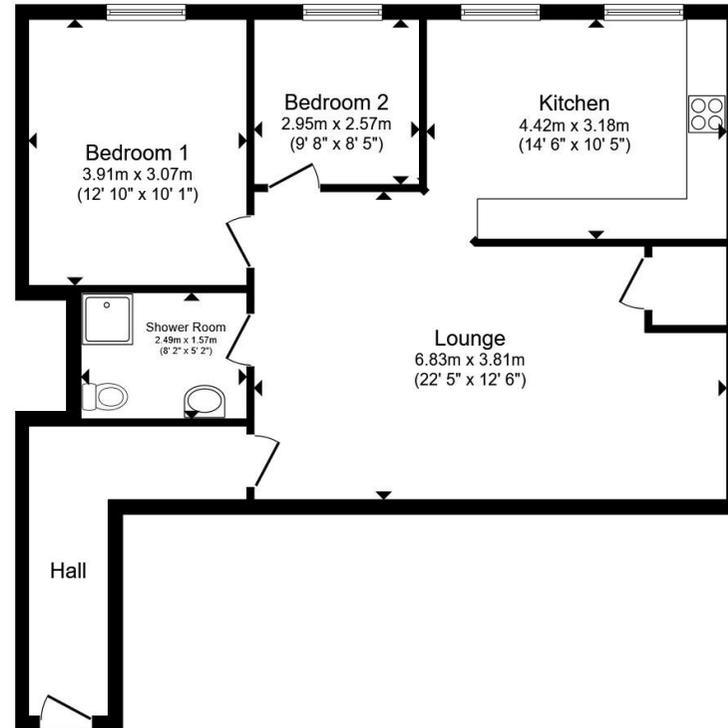
## Bathroom

8' 2" x 5' 2" ( 2.49m x 1.57m )

Shower cubicle, low level WC, wash hand basin, heated towel rail, tiled walls, extractor fan

## Outside

Allocated parking space to the front



**Floor Plan**

Total floor area 76.9 m<sup>2</sup> (828 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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## Old Sunway, King's Lynn

- Town Centre Location
- First Floor Apartment
- Two Bedrooms
- Well Presented
- Parking Space

Tenure: Leasehold EPC Rating: D

Council Tax Band: A Service Charge: 1332.40

Ground Rent: 109.00

This is a Leasehold property with details as follows; Term of Lease 999 years from 27 Apr 2009. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £110,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
KLN117800 - 0002

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