



Riverside Apartments Bridge Street, Saxilby Lincoln LN1 2TN

welcome to

Riverside Apartments Bridge Street, Saxilby Lincoln

Contemporary, Modern Two Bed Flat in Saxilby just minutes from Lincoln with Parking

This brand new home offers open plan living, a sleek Kitchen with integrated appliances & a contemporary bathroom. A perfect low maintenance option for first time buyers or investors.



Entrance Hall

With storage cupboards, one having space & plumbing for a washing machine.

Intercom

Door leading to;

Open Plan Kitchen Living Area

A modern fitted kitchen in a range of high gloss wall and base units, integral oven & microwave, gas hob with extractor fan over, space for fridge freezer, space for full size integrated dishwasher, varied light sources & double sink.

Dining Space with window to the front aspect with riverside views

Living Area

Having a feature brick wall & varied light sources.

Window to the front aspect with Riverside views

Bedroom One

Double bedroom with windows to the rear & side aspects

Varied light sources

Bedroom Two

Double bedroom with feature window

Varied light sources

Bathroom

With varied light sources, bath with shower fitted over, wc, wash hand basin, vanity storage and heated towel rail.

Exterior

Allocated Parking



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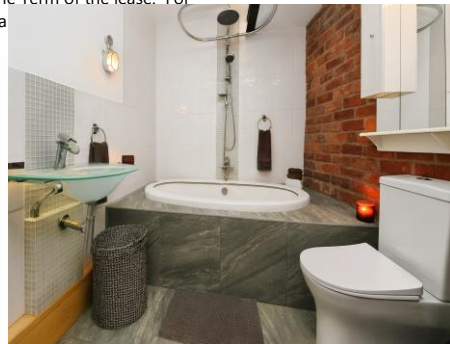
- MODERN BRAND NEW & CONTEMPORARY TWO BEDROOM APARTMENT
- DESIRABLE VILLAGE LOCATION CLOSE TO LINCOLN
- WELL PRESENTED ACCOMODATION THROUGHOUT WITH MULTIPLE LIGHT SOURCES
- OPEN PLAN KITCHEN, DINING, LIVING AREA WITH FEATURE BRICK WALL,, RIVERSIDE VIEWS & INTEGRATED APPLIANCES
- HIGH QUALITY GERMAN ENGINEERED OAK FLOORING

Tenure: Leasehold EPC Rating: Exempt

Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For additional



Please note the marker reflects the postcode not the actual property

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Property Ref:
LCR123108 - 0005

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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