

# WILKINSON

SALES • LETTINGS • MANAGEMENT

Asking Price £70,000

Hazel Avenue, Walton Cardiff, Tewkesbury, GL20



 2

Bedrooms

 1

Bathroom

101 High Street, Tewkesbury, Gloucestershire, GL20 5JZ |  
Info@wilkinsonslm.co.uk

01684 367736



- 50% Shared Ownership
- First Floor Apartment
- Open Plan Lounge/Kitchen/Dining Room
- Two Bedroom
- Bathroom
- Gas Central Heating
- UPVC Double Glazing
- Gas Central Heating
- Off Road Parking For One Car

Wilkinson SLM are offering for sale a first floor 50% SHARED OWNERSHIP apartment located on the ever popular residential area of Walton Cardiff.

The accommodation comprises entrance hall with doors leading off to all rooms. At the end of the hallway is the open plan lounge & kitchen with kitchen area having the added benefit of built in oven and gas hob and spaces for a freezer and washing machine. The lounge area has a lovely bay window! Also off the hallway are two double bedrooms a bathroom.

This apartment is complemented by UPVC double glazing, gas central heating and allocated off road parking for one car.

**WEEKLY CHARGES:**

Rent charges **£46.73**

Service charge **£14.09**

Building Insurance **£3.10**

Management fee **£1.30**

Reserves fund **£0.00**

**Lease term remaining 106 years**

**Open Plan Lounge/Kitchen/Dining Room** 17' 1" x 13' 11" (5.21m x 4.24m)  
maximum measurements

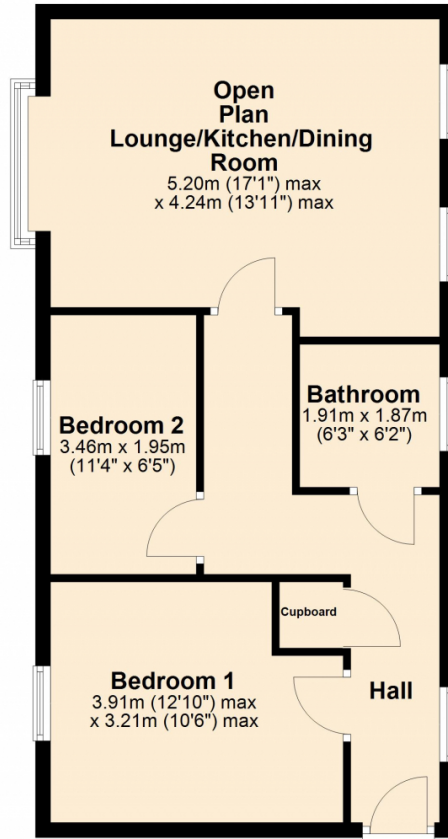
**Bedroom One** 12' 10" x 10' 6" (3.91m x 3.20m)  
maximum measurements

**Bedroom Two** 11' 4" x 6' 5" (3.45m x 1.96m)


**Bathroom** 6' 4" x 6' 3" (1.93m x 1.91m)

### Ground Floor

Approx. 56.0 sq. metres (602.6 sq. feet)



Total area: approx. 56.0 sq. metres (602.6 sq. feet)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	80	80
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC 

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