

Waterside | | Evesham | WR11 1JX

Offers Over £120,000

COOPER & CO

Key features

- FULLY RENOVATED TOP FLOOR APARTMENT
- 2 DOUBLE BEDROOMS
- ELEVATED VIEWS
- PARKING
- LENGTHY LEASE
- FABULOUS FIRST TIME BUY OR INVESTMENT
- ESTIMATED RENTAL INCOME OF £850-£900PCM
- **VIEWINGS AVAILABLE 7 DAYS A WEEK**

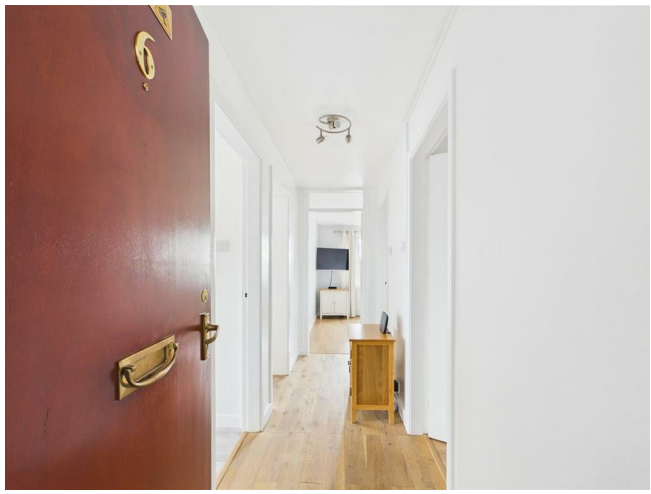
Description

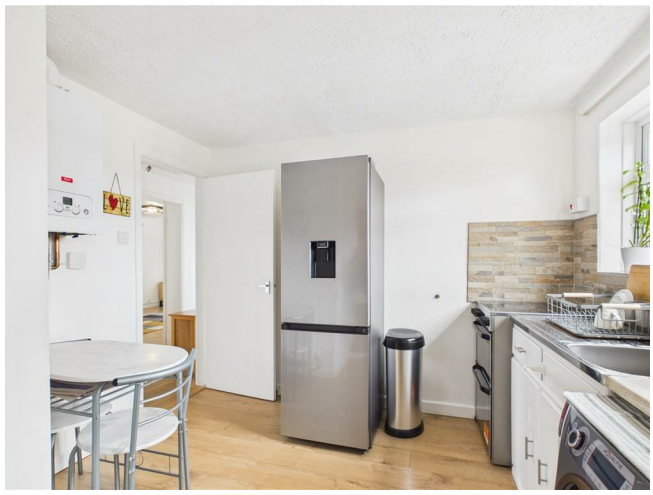
FULLY REFURBISHED AND WELL PRESENTED TOP FLOOR 2 BEDROOM APARTMENT IN POPULAR LOCATION

Internally boasting 2 good sized bedrooms, generous lounge, fully fitted kitchen/ diner, family bathroom with shower and multiple storage cupboards. Outside the property benefits from well kept shared areas and parking.

The property would make a fabulous first time buy, bolt hole or investment with an estimated monthly rental income of £850-£900pcm.









Front
The property is approached via a well kept shared entrance with parking.

Hallway
Wood affect vinyl flooring underfoot, integrated storage cupboard and access to both bedrooms, family bathroom, lounge and kitchen diner.

Kitchen / Diner
Mix of wall and base units, surmounted by worktops, splash back tiles and integrated wash hand basin with mixer taps and drainer. Space and plumbing for white goods and oven with hob over. UPVC DG windows to front aspect., radiator, wood affect vinyl flooring and dining area.

Lounge
Dual aspect - UPVC DG windows to rear and side aspects. Wood affect vinyl flooring underfoot and radiator.

Bedroom 1
Wood affect vinyl flooring underfoot, integrated double wardrobe and vanity unit, radiator and UPVC DG windows to rear aspect.

Bedroom 2
Wood affect vinyl flooring underfoot, radiator and UPVC DG windows to side aspect.









Family Bathroom
Part tiled walls, wood affect vinyl flooring underfoot. UPVC DG window to front aspect. Bath with shower over, low flush wc, stand alone wash hand basin, wall mounted heated towel rail and integrated storage unit.

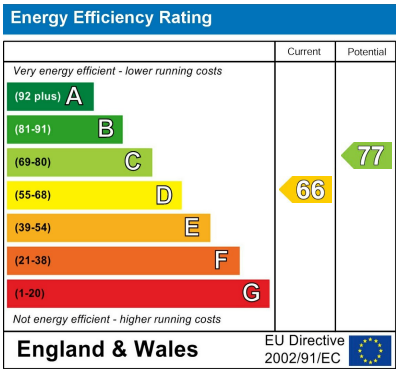
Additional Information
Lease Length: 971 Years.
Service Charges: circa £1200 PA.

Agents Note
Estate agents are legally required to carry out anti-money laundering (AML) checks on all prospective property buyers. We have partnered with a third-party provider to conduct these checks and ensure they are fully compliant with HMRC requirements.The cost of the checks is £30 + VAT and is non-refundable. This fee covers the cost of obtaining the relevant data, carrying out any manual checks, and ongoing monitoring where required.The fee must be paid and all checks completed before a Memorandum of Sale can be issued.

Whilst we make every reasonable effort to ensure the information provided is accurate, Cooper & Co cannot guarantee the accuracy or completeness of the sales particulars. All details are based on information supplied by the Seller and should not be relied upon as statements of fact. Prospective purchasers should satisfy themselves as to the accuracy of the information and seek appropriate legal advice from their Conveyancer.

Floor plans





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