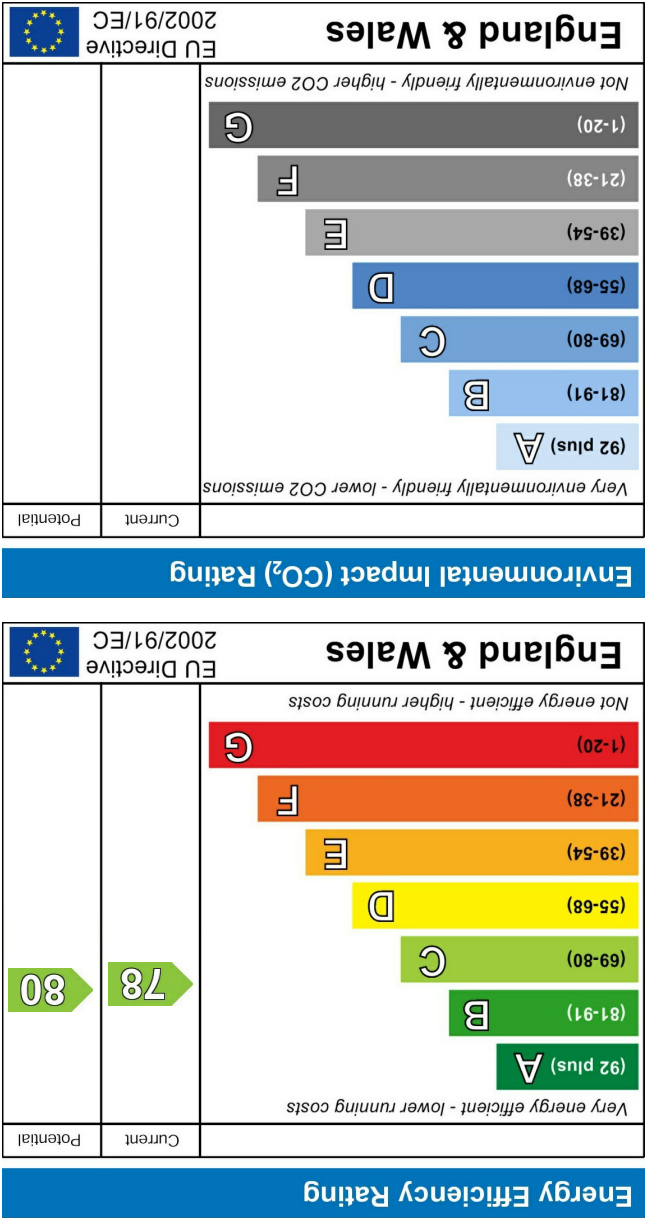
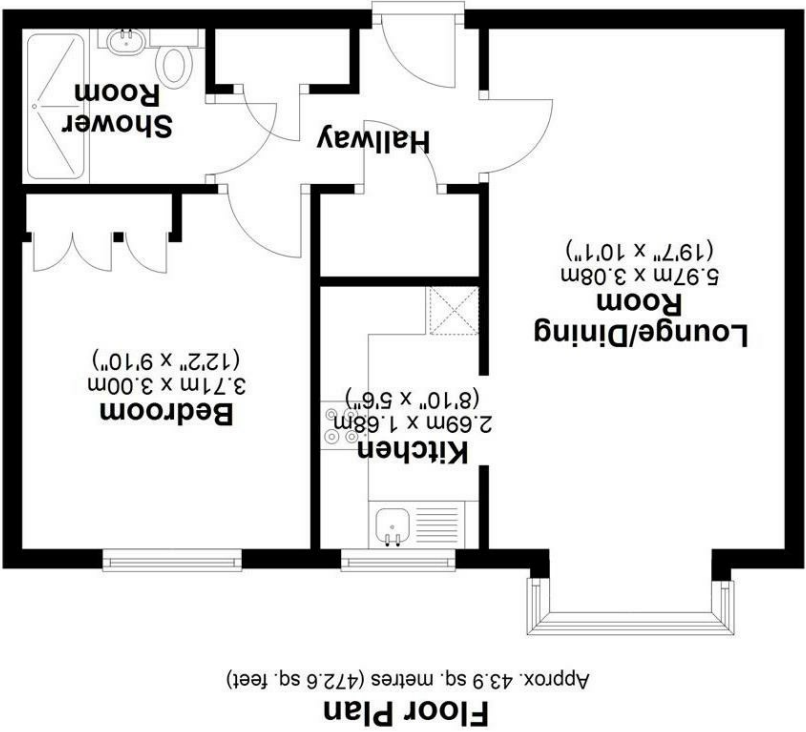




The Floor Plan is not to Scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared with due diligence and whilst we have confidence in the information produced it should not be relied upon. Maximum lengths and widths are represented on the plan. If there are any aspects of particular importance, you should carry out or commission your own inspection of the property. Copyright © SKMSTUDIO

Plan produced using PlanUp. □





Entrance Hall

Coved ceiling. Airing cupboard housing hot water system. Additional storage cupboard. Electric heater. Doors to:-

N/A

Living Room

Double glazed window to rear. Coved ceiling. Entry phone system. Electric heater. Feature Electric fireplace. Archway leading to:-

Kitchen

Double glazed window to front. A well fitted range of wall and base units with work tops over. Stainless steel sink unit with mixer tap and tiled splashbacks. Integrated electric oven with electric hob and extractor fan. Space for fridge/freezer and washing machine.

Bedroom

Double glazed window to rear. Coved ceiling. A range of fitted wardrobes. Electric heater.

Bathroom

A fully tiled shower room comprising: Double shower cubicle with electric shower. Vanity wash hand basin with mixer tap and WC. Down lighters. Extractor fan. Chrome heated towel rail.

Parking

Ample residents and guest parking.

Communal Lounge

Large communal Lounge area hosting various social events detailed on the notice boards to include kitchen. Second smaller communal lounge located in the lower block. Two communal drying rooms.

Service Charge

£836.45 quarterly to include 24 hour monitoring service and full time manager.

Lease

150 years remaining.

Ground Rent

