



Flat 15, Falkland House Market

Crewkerne, TA18 7LX

£825 PCM

**MAYFAIR**  
TOWN & COUNTRY

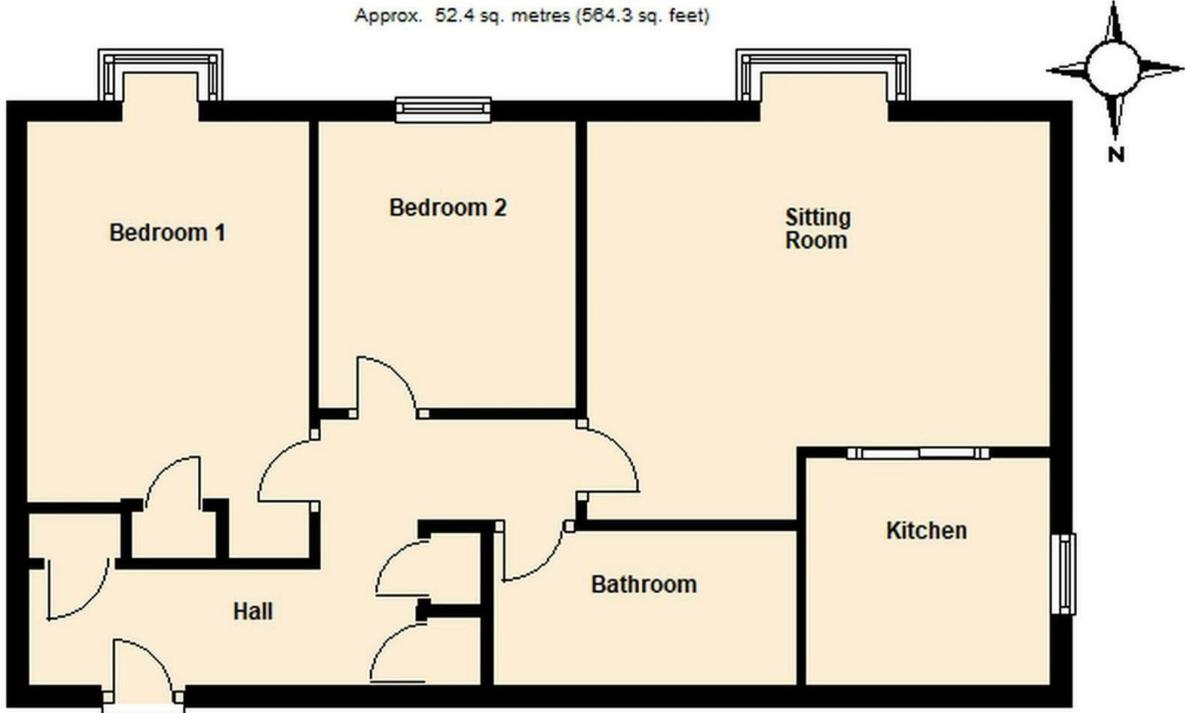
# PROPERTY DESCRIPTION

Very smart and well presented second floor two bedroom apartment situated in Crewkerne town centre. Accommodation comprises: Communal hallway stairs ( No lift) to second floor, entrance hallway, living/dining room, kitchen, two bedrooms and shower room. Entry phone system. One allocated parking space. Mains Electricity, Mains water and sewerage. For Mobile and broadband service, please check with Ofcom as the service will depend on provider.

- Second Floor Apartment
- Shower Room
- Living room
- Two bedrooms
- Fitted Kitchen
- Allocated parking space

Deposit: £951  
 Furnishing: Unfurnished

**Local Authority**  
 South Somerset Council Tax Band: B  
 Tenure:  
 EPC Rating: C



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
A (92 plus)	
B (81-91)	
C (69-80)	
D (55-68)	
E (39-54)	
F (21-38)	
G (1-20)	
Not energy efficient - higher running costs	
73	77
EU Directive 2002/91/EC	
England & Wales	



TO ARRANGE A VIEWING OR FOR FURTHER INFORMATION ON THIS PROPERTY PLEASE CONTACT OUR SALES TEAM

**01460 74200**

crewkerne@mayfairproperties.net

We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

1. Survey - A detailed survey has not been carried out, nor the services, appliances and fittings tested.
2. Floorplans All measurements walls, doors, windows, fittings and appliances, their sizes and locations are shown conventionally and are approximate and cannot be regarded as being representative either by the seller or his agent. Room sizes should not be relied upon for furnishing purposes and are approximate.
3. Mayfair Town & Country may make the following referrals and in exchange receive an introduction fee: Star Legal up to £120 inc VAT, Simply Conveyancing up to £240 inc VAT, HD Financial Ltd - introduction fee of up to £240 inc VAT

