



## 8 Foxholme Court

CW1 5HF

£130,000



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STEPHENSON BROWNE







£130,000

## 8 Foxholme Court

- Investment Opportunity
- Countryside Views
- Allocated Parking
- Conveniently Located
- EPC C
- Ground Floor Apartment
- Two Bedrooms
- Well Presented
- Council Tax Band B
- Viewing Recommended

Welcome to Foxholme Court, this delightful modern ground floor apartment presents an excellent investment opportunity, complete with a tenant already in situ. Boasting two well-proportioned bedrooms and a family bathroom, this property is perfect for those seeking comfort and convenience.

The open plan fitted kitchen and living area enhances the practicality of the space, making it ideal for both hosting gatherings and enjoying quiet evenings at home. The apartment is well-maintained, ensuring a welcoming atmosphere.

One of the standout features of this property is its picturesque countryside views, which can be enjoyed from the comfort of your own home. Additionally, the apartment is conveniently located near local leisure facilities, providing easy access to a variety of activities and amenities.

Set within beautifully maintained grounds, the property includes allocated parking for one vehicle, adding to the convenience of living in this lovely community. Nature walks are right at your doorstep, offering a perfect escape into the great outdoors.

A rare sound investment sure to impress and is worthy of an early viewing. Call us today to arrange your visit.



### Entrance Hall

**Lounge / Kitchen Diner** 15'1" x 15'1" (4.615 x 4.598)

**Bedroom One** 13'6" x 10'0" (4.123 x 3.070)

**Bedroom Two** 17'3" x 8'10" (5.270 x 2.697)

### Bathroom

### Externally

### Tenure

We understand from the vendor that the property is leasehold. We would however recommend that your solicitor check the tenure prior to exchange of contracts.

**Council Tax**  
Band B



### AML Disclosure

Agents are required by law to conduct Anti-Money Laundering checks on all those buying a property. Stephenson Browne charge £49.99 plus VAT for an AML check per purchase transaction. This is a non-refundable fee. The charges cover the cost of obtaining relevant data, any manual checks that are required, and ongoing monitoring. This fee is payable in advance prior to the issuing of a memorandum of sale on the property you are seeking to buy.

### Why choose us?

At Stephenson Browne Crewe, our commitment to outstanding service and extensive local knowledge has earned us recognition as one of the UK's leading independent estate agents. In a highly competitive industry, we are proud to be named among the Top 500 Sales & Lettings Agents in the country and honoured by ESTA's as winners of Gold Awards in both Sales and Lettings.

For a FREE valuation, please call or email and we will be delighted to assist.

### Directions

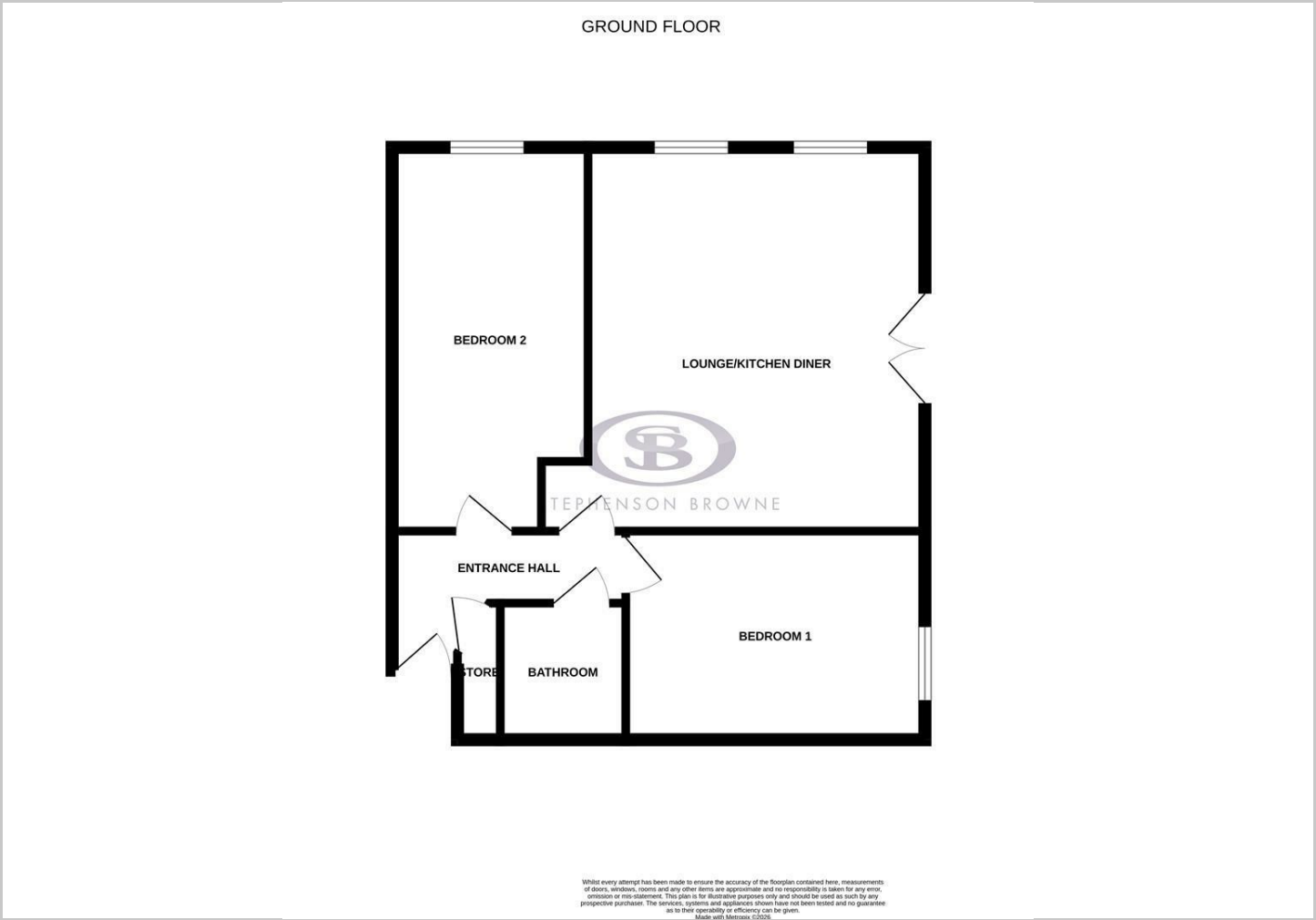








Floor Plans

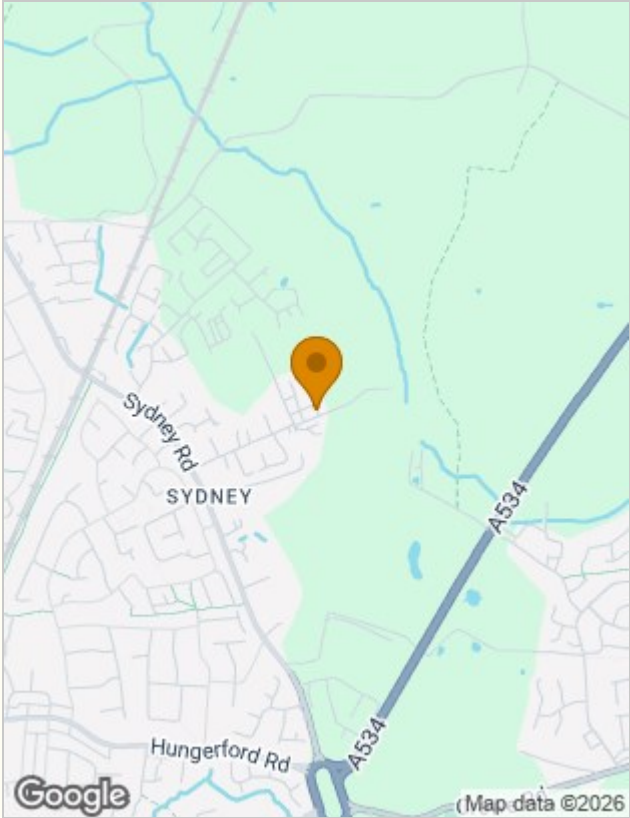


Viewing

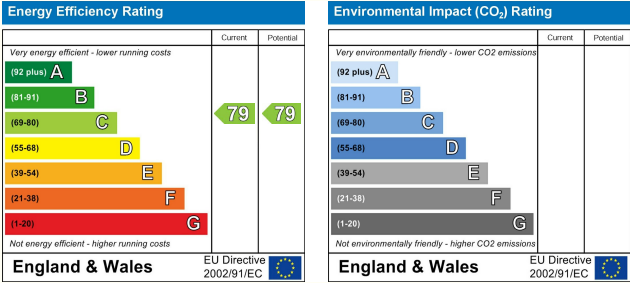
Please contact our Crewe Sales Office on 01270 252545 if you wish to arrange a viewing appointment for this property or require further information.

NOTICE: Stephenson Browne for themselves and for the vendors or lessors of this property whose agents they are give notice that: (1) the particulars are set out as a general guideline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (2) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each theme; (3) no person in the employment of Stephenson Browne has any authority to make representation or warranty whatever in relation to this property. (4) fixtures & fittings are subject to a formal list supplied by the vendors solicitors. **Referring to:** Move with Us Ltd **Average Fee:** £123.64

Location Map



Energy Performance Graph



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