



Flat 16 St. Marys Road, Cromer NR27 9DJ

welcome to

Flat 16 St. Marys Road, Cromer

A well presented two bed apartment is situated on the 2nd floor with lift access with easy access to the town centre and enjoying allocated parking and no chain.



Craigside is a purpose built apartment block just a short walk from the town centre and stunning beaches Cromer has to offer. This is a well presented two bed apartment is situated on the 2nd floor with lift access. The apartment consists of two double bedrooms, fitted kitchen, lounge with balcony, and bathroom. The property also comes with allocated undercover parking space and communal grounds. there is no onward chain.

Entrance Hall

Front door leading to the hall, with access to all rooms, radiator, security entry phone system and built in storage cupboard with shelving.

Lounge

13' x 12' 5" (3.96m x 3.78m)
Upvc double glazed French doors and matching window leading to the balcony overlooking communal gardens and radiator.

Kitchen

14' 5" x 6' 8" (4.39m x 2.03m)
Fitted with a range of comprehensive base and wall mounted units comprising cupboards and drawers, roll edge worktop with inset single stainless steel sink drainer, plumbing and space for domestic appliance under, hob with cooker hood above, further undercounter appliance space, tiled splashbacks, wall mounted gas fired combination boiler, upvc double glazed window and radiator.

Bathroom

11' 1" Max x 5' 9" (3.38m Max x 1.75m)
Four piece suite comprising panelled bath with separate taps, hand wash basin, WC and tiled shower enclosure with power shower fitted, radiator, shaver point and opaque double glazed window.

Bedroom One

11' 2" Max x 10' 10" Max (3.40m Max x 3.30m Max)
Upvc double glazed window, Juliet balcony with views towards the town and church, built in wardrobe with hanging space and shelving, radiator.

Bedroom Two

13' 1" Max x 7' 11" Max (3.99m Max x 2.41m Max)
Upvc double glazed window and radiator.

Exterior

Communal grounds with covered parking with no. 16 allocated to the apartment

Agents Note

The lease has 96 years remaining
Ground rent: £100 per annum
Service charges: Approx. £1100 per annum
Long term letting permitted
Holiday lets are not allowed
Pets only allowed with landlords permission



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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welcome to

Flat 16 St. Marys Road, Cromer

- Second Floor Two Bedroom Apartment
- Passenger Lift service and entry phone security
- Covered allocated parking
- Balcony and communal grounds
- No onward Chain

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: 1100.00

Ground Rent: 100.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 25 Mar 1990. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£165,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
CRM109114 - 0002

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william h brown



01263 513764



Cromer@williamhbrown.co.uk



17 - 19 West Street, CROMER, Norfolk, NR27 9HZ



williamhbrown.co.uk