



Ground Floor Apartment a Short Walk from the Town

£125,000

what3words; clash.overnight.toxic

Bedrooms: 2 | **Bathrooms:** 1 | **Receptions:** 1

Imagine waking up on a bright summer's morning, stepping outside your front door, and enjoying a leisurely riverside stroll to the charming quay, perhaps pausing for a relaxed, impromptu breakfast as you watch the world go by. Idyllic, isn't it? This lifestyle could be yours with this stylish two-bedroom ground floor apartment, a perfect blend of convenience, comfort, and modern living.

Thoughtfully designed with first-time buyers and investors in mind, this home is ready for you to simply turn the key and move straight in. The contemporary open-plan layout flows beautifully, creating a spacious yet welcoming environment that's perfect for both relaxing and entertaining. The added bonuses of gas central heating, residents' parking, and the fact that the property is offered to the market with no onward chain make it an attractive and hassle-free choice.

Accessed via a secure entry system and well-maintained communal hallways, the apartment opens into an entrance hall that sets the tone for what lies beyond. There are two generous double bedrooms, offering flexibility for guests, a home office, or additional rental appeal. One of the bedrooms even enjoys a lovely outlook over the river, a peaceful retreat at the end of the day.

The modern bathroom is sleek and practical, while the heart of the home is without doubt the open-plan kitchen, living, and dining area. Whether you're hosting friends, enjoying a quiet evening in, or simply soaking up the natural light streaming through, this is a space designed to adapt to your lifestyle.

And let's not forget the practicalities, with shared residents' parking, you'll always have that much-needed convenience of off-road parking waiting for you at the end of the day.

Whether you're looking to step onto the property ladder with your first home, searching for a smart investment with strong rental appeal, or dreaming of a weekend bolt-hole by the river, this apartment ticks all the boxes. A stylish home in a sought-after location, offering lifestyle, convenience, and opportunity in equal measure.

Tenure: Leasehold

Property Type: Ground Floor Flat

- Ground Floor Apartment
- Two Double Bedrooms
- No Onward Chain
- Gas Central Heating
- Ideal First Home
- Allocated Parking
- Well Presented - Move in Ready
- Open Plan Living/Kitchen/Dining Room
- Riverside Walk into Town Centre
- Potential Investment Opportunity

Disclaimer

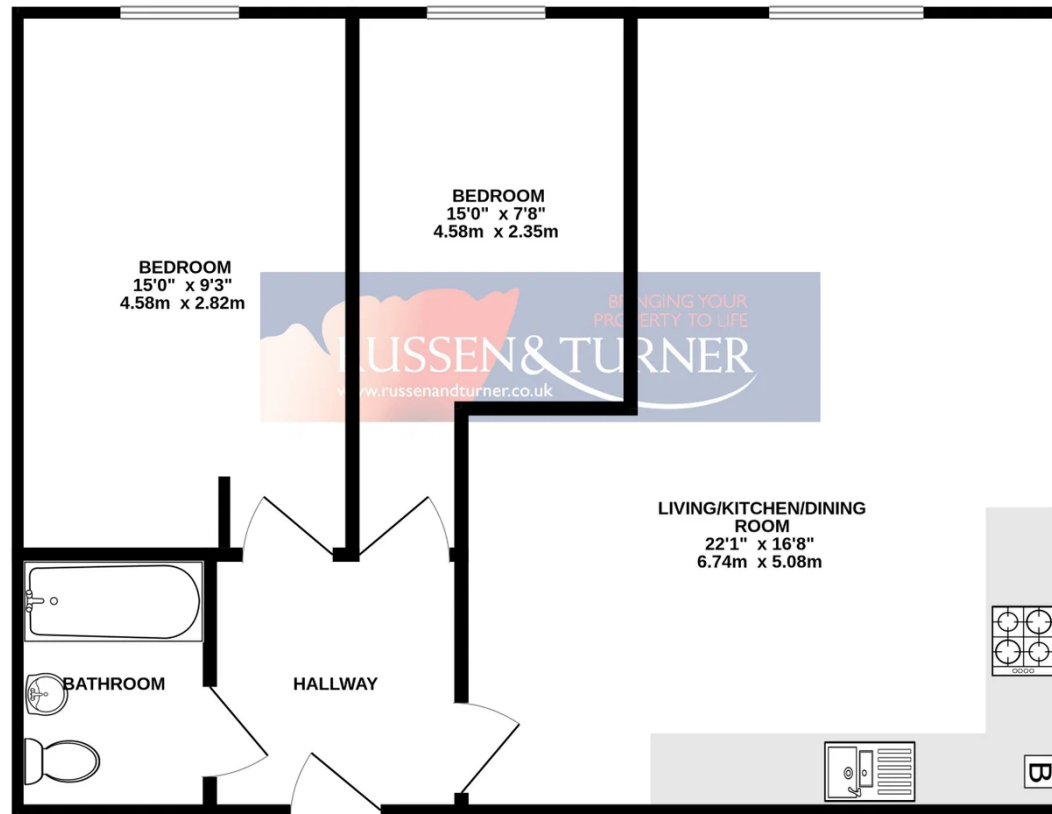
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2. We do our best to make sure our property details are fair, accurate, and up to date, but they're meant as a general guide only. If there's anything particularly important to you, please get in touch — we'll be happy to look into it further.
3. All measurements are provided as a guide and may not be exact.
4. We haven't tested any of the property's services, equipment, or appliances. We recommend that buyers arrange their own survey or service checks before making a final offer.
5. These details are provided in good faith, but they don't form part of any offer or contract. Buyers should verify any points that are important to them before proceeding.

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GROUND FLOOR
639 sq.ft. (59.4 sq.m.) approx.



TOTAL FLOOR AREA: 639 sq.ft. (59.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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