



Flat 15 27 Upper Bond Street, Hinckley, LE10 1WA
£139,950



*** NO CHAIN ** RH Homes and property are pleased to offer this impressive Apartment is located on Upper Bond Street, offering the best of both worlds with town centre living, and excellent access to the town, college, Crescent shopping and cinema development that Hinckley has to offer, whilst also being an ideal spot for access for the commuter routes around Hinckley. Good levels of natural light due to its large South aspect windows. The apartment offers a Reception Hall with access to: the open plan Kitchen & Living Room, Two Double Bedrooms, Bathroom with a three piece suite and shower over the bath. There is a basement storage room, a lift from the ground floor in the communal hallway. UPVC double glazing, and traditional high ceilings. . *** NO CHAIN ***

Leasehold Apartment. Ground Rent £150pa, Service Charge £1030pa & Lease from 1 January 2015 for 125 years.

Council Tax Band B

A small development of apartments set in the Leicestershire town of Hinckley.

The setting is central to the Town, within close proximity of the North Warwickshire & Hinckley College, whilst being within a few hundred yards of the Towns main pedestrian shopping street, and the Crescent Shopping & cinema complex. Also within a short drive to all major road networks in the Midlands via the M69, M1 & M6.

Reception Hall

With a door into the Communal Hallway, there are ceiling spotlights, wood style flooring, radiator, and smoke detector.

Living Room & Kitchen Area

20'7 x 12'0 (6.27m x 3.66m)

With two UPVC double glazed windows facing towards South. With wood style flooring, two radiators, TV aerial, telephone & wifi points. The kitchen has been fitted with a range of modern gloss fronted wall and base level units and drawers with working surfaces over, there is an inset one and a half sink and drainer, and built in electric oven and hob with a hood over, plumbing for a washing machine, ceiling spotlights, and an airing/store cupboard housing the water tank.

Master Bedroom

11'5 x 11'1 (3.48m x 3.38m)

With a UPVC double glazed window, TV aerial and telephone points, radiator, and carpeted flooring.



**Bedroom Two**

10'9 x 7'6 (3.28m x 2.29m)

UPVC double glazed window, radiator, and carpeted flooring.

Bathroom

7'8 x 5'10" (2.34m x 1.78m)

Having a three piece white suite comprising a low level w.c., wash hand basin, bath with a shower and screening over. There is a heated towel rail, extractor fan, and UPVC double glazed window.

Outside

There is a car park with a nominated space.

Lettings and Management

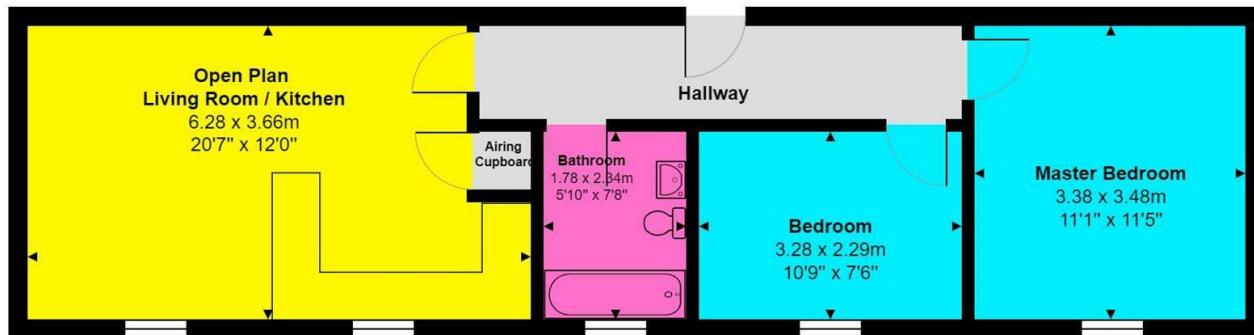
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Total Area: 55.6 m² ... 599 ft²

All measurements are approximate and for display purposes only



Upper Bond Street is situated close to the town centre, in between Trinity Lane, Regent Street & Lower Bond Street with the post code of LE10 1WA.

Viewing

Please contact our RH Homes and Property Office on 01455 633244 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	71	71
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		
England & Wales		

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