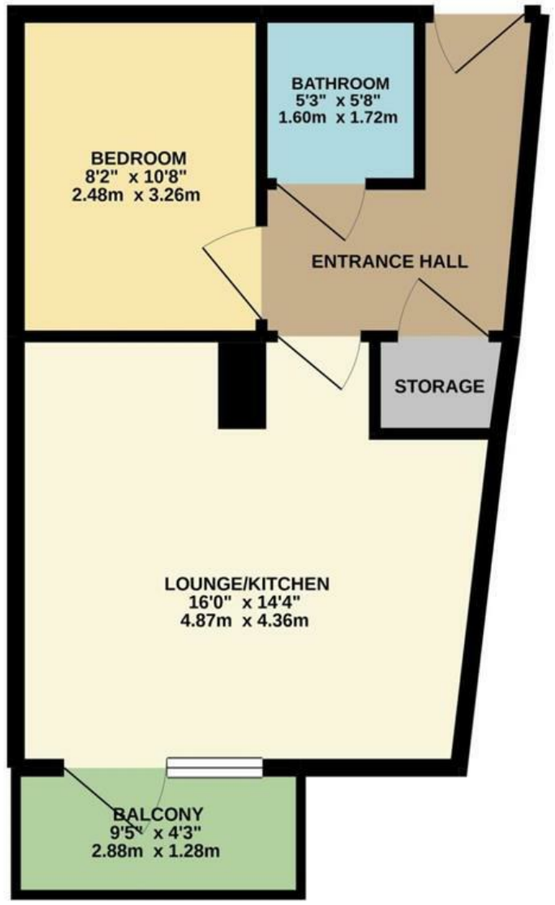
GROUND FLOOR
399 sq.ft. (37.0 sq.m.) approx.



TOTAL FLOOR AREA : 399 sq.ft. (37.0 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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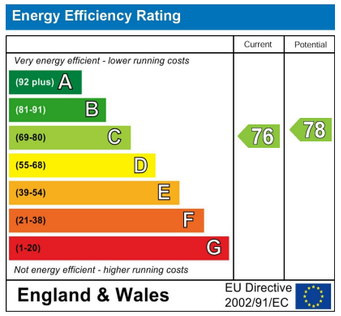

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- Open Plan Living
- Underfloor Heating
- Riverside Location
- Secure Parking Space
- EPC Rating C
- Balcony
- Close Proximity to Local Amenities
- Council Tax Band A

Entrance Hallway

Storage cupboard and access to all rooms.

Living Room / Kitchen

16'0 x 14'4 (4.88m x 4.37m)

Balcony access with third floor view, stainless steel sink with mixer tap, integrated electric oven, hob, fridge/freezer and washing machine.

Bedroom

10'8 x 8'2 (3.25m x 2.49m)

Bathroom

5'8 x 5'3 (1.73m x 1.60m)

Three piece bathroom suite consisting of panel bath with shower over, wash basin and dual flush W.C.

Balcony

9'5 x 4'3 (2.87m x 1.30m)

External

Secure parking.

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