



**£60,000**

ONE BEDROOM APARTMENT PLUS GARAGE. GROUND FLOOR.

Situated in this purpose built complex of apartments, being convenient for access to Eccleshill, public transport links and an array of local amenities.

The accommodation comprises: Communal entrance hall, lounge, kitchen, bedroom, office/storage room and bathroom. The property also has access to it's own patio area. Single garage included.

955 years remaining on the lease.

We are advised the monthly service charge is £100. This includes ground rent, maintenance and buildings insurance. All leasehold information should be verified by your solicitor prior to purchase.

Ask us about...

AUCTION

CONVEYANCING

MORTGAGES

SURVEYS



These particulars do not form part of any contract and no statements are made without any responsibility on the part of their clients. Applicants must investigate for themselves that statements are correct and no agent whether the partner or employee has the authority to make any representation or warranty whatsoever in respect of this property.

**IMPORTANT NOTICE: WHILST WE ENDEAVOUR TO MAKE OUR SALES DETAILS ACCURATE AND RELIABLE, THEY SHOULD NOT BE RELIED ON AS STATEMENTS OR REPRESENTATIONS OF FACT AND DO NOT IN ANY WAY CONSTITUTE A CONTRACT.**

PROSPECTIVE PURCHASERS SHOULD SATISFY THEMSELVES THAT DIMENSIONS ARE CORRECT AND THAT MAINS SERVICES ARE OPERATIONAL.

Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential
England & Wales <small>EU Directive 2002/91/EC</small>		England & Wales <small>EU Directive 2002/91/EC</small>	