



A WELL PRESENTED one bedroom third floor flat in a CONVERTED GRADE II LISTED BUILDING located in SOUGHT AFTER BRUNSWICK TOWN. The accommodation comprises LOUNGE WITH BOW WINDOW, SEPARATE KITCHEN, DOUBLE BEDROOM, BATHROOM, NO ON GOING CHAIN, EPC C.

- VIDEO TOUR AND FLOORPLAN
- CONVERTED GRADE II LISTED BUILDING
- SOUGHT AFTER BRUNSWICK TOWN
- ONE DOUBLE BEDROOM
- LOUNGE WITH BAY WINDOW
- SEPARATE KITCHEN
- BATHROOM
- NO ONGOING CHAIN





THIRD FLOOR

ENTRANCE HALL

Entry phone system, storage cupboard, laminated wooden flooring.

LOUNGE

Three East aspect sash windows to bay, ceiling coving, laminated wooden flooring, radiator.

BATHROOM

Fitted with white suite comprising panelled bath with mixer tap and shower attachment, screen to side, pedestal wash basin with mixer tap, low level close coupled WC, extractor fan, radiator.

BEDROOM

West aspect sash window, ceiling coving, radiator.

KITCHEN

Modern fitted kitchen comprising eye level wall cupboards and base cupboard and drawer units, wood effect worktops with glass splashbacks, stainless steel single bowl single drainer with mixer tap, electric oven, four ring gas hob with glass splashback and stainless steel extractor hood over, plumbed space for washing machine, fridge, radiator, West aspect sash window.

ADDITIONAL INFORMATION

Lease - 89 remaining

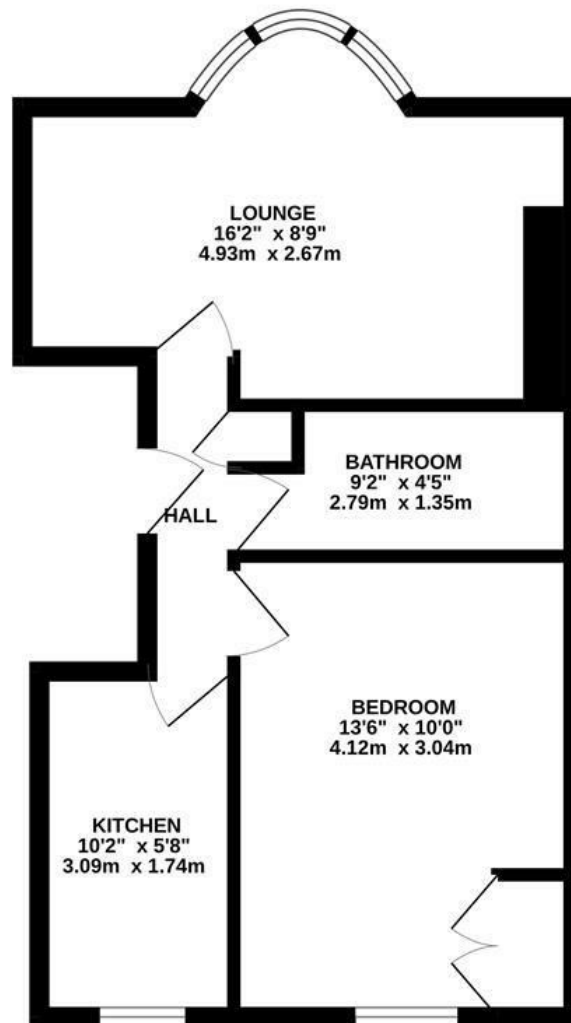
Maintenance - £130 per month

Ground Rent - £50 per year

Council Tax Band A - £1,637.19



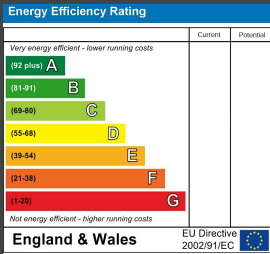
THIRD FLOOR
396 sq.ft. (36.8 sq.m.) approx.



TOTAL FLOOR AREA : 396 sq.ft. (36.8 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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ENERGY PERFORMANCE CERTIFICATE (EPC)



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