Brodie Close, Rugby, Warwickshire
Guide price £150,000

crowhurst gale

Brodie Close, Rugby, Warwickshire

Crowhurst Gale Estate Agents are pleased to present to market this modern GROUND FLOOR apartment located close to Rugby Train Station and the Town Centre. In brief the property comprises: communal entrance hall, entrance hall, open plan living with open plan lounge/diner, kitchen area, two bedrooms and a bathroom. The main bedroom has an en suite. The apartment also benefits from Upvc double glazing, gas central heating, communal gardens and an allocated parking space. This property is offered with no chain and would make and ideal first time buy or investment.

Communal Area
Allocated parking space. Bike stores.

Communal Entrance
Via secure intercom, stairs rising to the further floors. Door to:

Lounge/Diner
Two Upvc double glazed windows to the front aspect. Entry intercom system. Two radiators, T.V & Telephone point. Opening into:

Kitchen
Upvc double glazed window to the front aspect. A range of eye and base level units with work top surfaces, inset one and a half stainless steel sink with drainer and mixer tap over. tiled splash backs. Fitted electric four ring solid plate hob with extractor over and oven below. Space for up right fridge/freezer. Space and plumbing for a washing machine.

Bedroom One
Upvc double glazed window to the rear aspect, radiator. Door to:

En-Suite Shower Room
A part tiled suite comprising: fully tiled shower cubicle. Low level w.c, wash hand basin. Radiator, ceiling spotlights, extractor.

Bedroom Two
Upvc double glazed window to the rear aspect, radiator.

Bathroom
A part tiled suite comprising: bath with shower attachment. Low level w.c, wash hand basin. Radiator, ceiling spotlights, extractor.

Agents Notes
Lease Term - 250 Years from 1st April 2007 - 235 years remaining.
Ground Rent - £180.95 PA
Service Charge - £1,624.70 PA APPROX

Market Appraisal
If you are considering selling your property, we would be delighted to give you a free no obligation market appraisal. Our experience, knowledge and marketing with local and internet advertising will get your property seen and stand out from the crowd. Please contact us to arrange your property appraisal.

Mortgage Services
Crowhurst Gale Mortgage and Financial Services Ltd can offer professional mortgage advice and will help to find the right product that will suit your budget and needs from virtually the whole of the mortgage market.

Local Authority
Rugby Borough Council

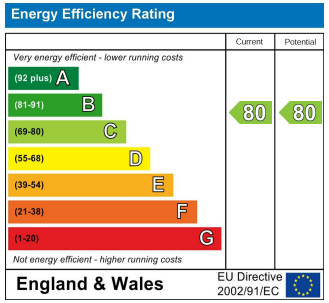
Tax Band
B

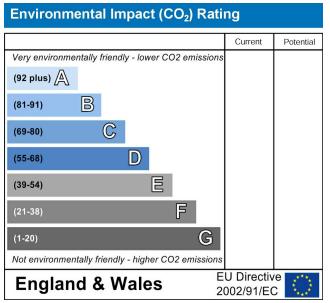
Tenure
Leasehold

Directions For Sat Nav
CV21 3US

Viewing
By appointment only through Crowhurst Gale Estate Agents
01788 522266

Ground Floor





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