




JEREMY JENKINS
ESTATE AGENT

11 Grist Court, Kingston Mills, Bradford-on-Avon, BA15 1FJ.

Asking price: £175,000

A first floor, two-bedroom modern apartment in a central location with lift & allocated parking.

A modern first floor apartment with a lift, well located with just a short walk to the town centre, train station and amenities. On arrival there is a communal entrance & central hallway with stairs and a lift to all floors. The apartment comprises of an entrance hall linking to the light & airy, open plan kitchen living room featuring a modern kitchen with some integrated appliances & patio doors to the balcony. The master bedroom has a built-in wardrobe. The second bedroom is a single. Both bedrooms & living room look onto the central courtyard. The bathroom is smartly fitted with a white suite comprising bath with wall mounted shower, pedestal hand basin, WC, large mirror & heated towel rail. The apartment has one undercover allocated parking space and is available with no onward chain. A perfect first-time purchase or investment opportunity. Leasehold.

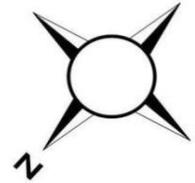
Kingston Mills is a modern development that offers access to the beautiful town centre and to countryside walks down by the river and canal. Bradford-on-Avon is rich in shops, restaurants and cafes. It is well served by amenities such as schools, doctor and dentist, library, town hall, swimming pool, sports fields and park. There's plenty to join in with should one wish. Last but not least, are rail links to Bath, Bristol, Cardiff & London plus the A4, A36 and M4 are handy for commuters too. **EPC - B**

- First floor apartment with balcony
- Open plan kitchen living room
- Town centre location
- Allocated under cover parking
- Two bedrooms & smart bathroom
- CHAIN FREE



First Floor

Approx. 48.0 sq. metres (516.8 sq. feet)



Total area: approx. 48.0 sq. metres (516.8 sq. feet)

This representation is provided for general guidance and is not to scale.

All measurements quoted are approximate.

Plan produced using PlanUp.

