

For Sale

2 Bedroom Flat

4, Queens Street, Whittlesey, PE7 1AY

Ideal investment opportunity this first floor apartment comprising of two bedrooms, open plan lounge/kitchen and fitted bathroom. The property benefits from Upvc double glazing and electric radiator heating. There is NO allocated parking space.



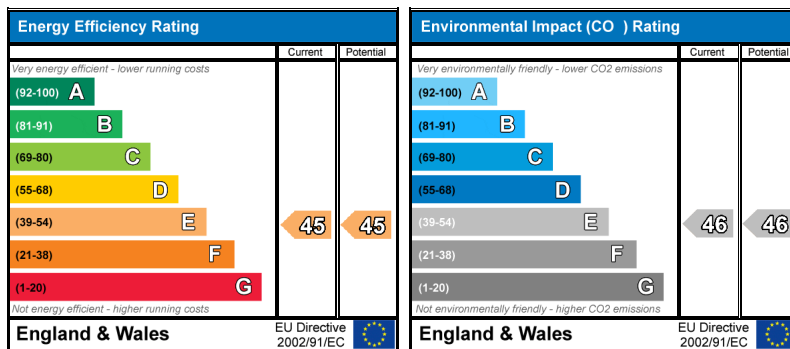
Double Glazed * Central Heating * Fitted Kitchen * Unfurnished

Asking price of £79,950

Homesabout Estate Agents & Lettings Ltd
The Annexe, 121 Park Road, Peterborough, Cambridgeshire, PE1 2TR
Tel: 01733 558800 F: 01733 553328
Web: www.homesabout.co.uk Email: sales@homesabout.co.uk

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Communal entrance	Access via intercom system.
Landing	Access to the apartment.
Kitchen / lounge	14'6" x 14'6" (4.42m x 4.42m) Fitted a range of wall and base units in white, complementary work surface. Stainless steel drainer with mixer taps over. Single electric oven and four ring ceramic hob, extractor fan over. Additional work surface to side with plumbing and space for washing machine and space for small fridge. Double radiator. Laminate flooring. Upvc double glazed window to front. Door and one step down to:
Inner hallway	Smooth ceiling. Laminate flooring. Double radiator. Built-in two storage cupboards. Smoke detector. Doors to bedrooms and bathroom.
Bedroom one	11'1" x 11'0" (3.38m x 3.35m) Smooth ceiling. Telephone point. Double radiator. Upvc double glazed window to side. Laminate flooring.
Bedroom two	15'1" x 9'8" (4.60m x 2.95m) Smooth ceiling. Double radiator. Laminate flooring. Upvc double glazed window to rear and side. Television point.
Bathroom	Fitted three piece suite comprising of panelled bath with shower attachment and shower screen over, closed coupled WC. Wash hand basin.
Parking	The apartment has no allocated parking space, parking can be used to the rear of the block at no charge.
Leasehold information	The ground rent is £50 PA until and include the 20th December 2040 thereafter increase to £100.00 PA until and include the 20th December 2065 and £150.00 PA until and include the 20th December 2090 . Service charge: £514.00 PA subject to Lease confirmation.



VIEWING BY APPOINTMENT WITH AGENTS HOMESABOUT ESTATE AGENTS & LETTINGS LTD
 OPENING HOURS: 9.00 to 17:30 Mon to Fri 9:00 to 13:30 Saturdays Closed Sundays & Bank Holidays

Whilst every care is taken to ensure the accuracy of these details no responsibility for errors or misdescription can be accepted nor is any guarantee offered in respect of the property. These particulars do not constitute any part of an offer or contract.

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