

8 Brunswick House



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Two bedroom third floor apartment with lift access

This well-presented quiet, sunny apartment enjoys a south-facing Juliette balcony accessed from the living room. The separate kitchen has modern integrated appliances and a south facing window. There are two double bedrooms - the apartment's main bedroom has fitted wardrobes and an en suite walk-in wet room. There is a separate full size bathroom. Good storage facilities in the hallway.

Property specifications

- Living room with a south facing Juliette balcony
- Main bedroom has fitted wardrobes and an en suite shower room with Villeroy & Boch sanitaryware. Separate full sized bathroom
- Luxury SieMatic kitchen with integrated Neff and Bosch appliances (Fridge Freezer, Dishwasher, Oven, and Microwave/Grill/Oven combination. Bosch Washer Dryer
- Recently decorated and new carpets throughout
- Located close to the central village amenities
- Car parking space available

Guide Price £430,000 (other fees apply)

Monthly management: £981.13

Annual ground rent: £500

Monthly bistro credit: £72.68

Council Tax Band: C

A deferred management charge applies to this property, please ask the sales team for more information.

Viewing by appointment with the sales office.

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Internal Measurements Metric (m) Imperial (ft)

Living Room 4.41 x 3.71 14'6" x 12'2"

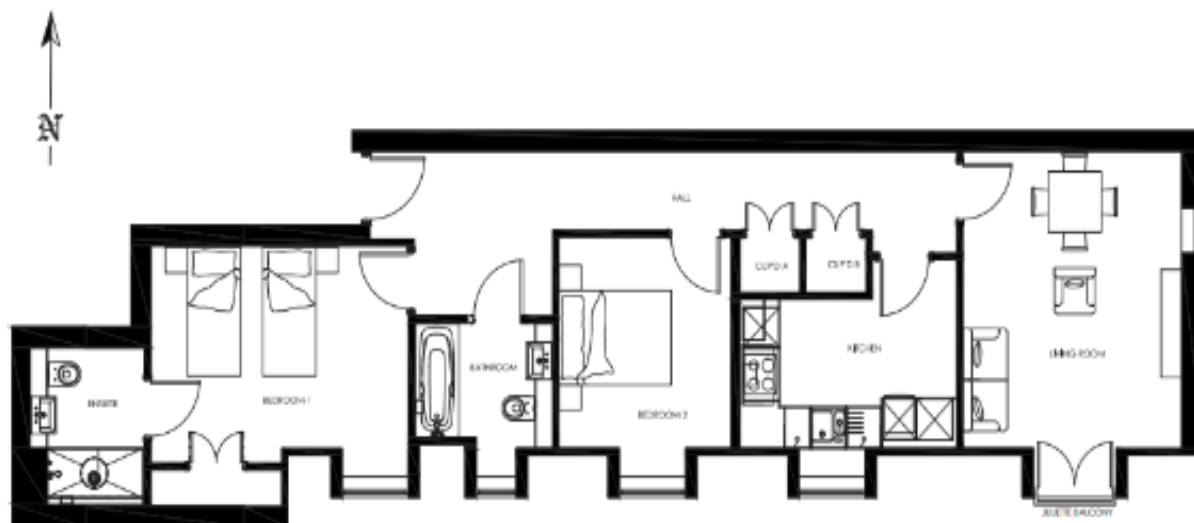
Kitchen 3.63 x 2.8 11'11" x 9'2"

Bedroom 1 4.36 x 3.01 14'4" x 9'11"

Bedroom 2 3.14 x 2.91 10'4" x 9'7"

Total Sq Ft: 859

Built in wardrobes in bedrooms have not been included in the overall dimensions. Maximum measurements shown.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	80 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

The graph shows this property's current and potential energy rating.

Furniture shown to illustrate possible room layouts and not included in sale. Designs vary according to plot and all details should be checked at the Sales office. October 2023.

