

Eckfords Property Scene
23, North Street, Bourne, Lincolnshire, PE10 9AE
E: sales@eckfords.co.uk
@: www.eckfords.co.uk
T: 01778 426215



15 Grosvenor Mews, Billingborough, Sleaford, Lincolnshire NG34 0PT

£97,000 - Leasehold

Property Summary

This apartment has a long remaining lease of approximately 975 years. The current service and maintenance charges are as follows:

Ground Rent is £50 per annum.

Maintenance Charges: £180 per calendar month. This fee includes unlimited under floor electric heating and also a sinking fund for any necessary repairs.

Features

- First Floor Modern Apartment
- Two Double Bedrooms
- Modern Fitted Kitchen
- Open Plan Living Accommodation
- Well Presented Throughout
- No Onward Chain
- Allocated Parking Space

Room Descriptions

First Floor

Accommodation.

An intercom security door gains access to the main communal hallway. Lift and stairs lead to the first floor. Rear door gaining access to the communal parking .

Apartment

Front door with intercom telephone door entry to Hallway: Laminate flooring, under floor electric heating, inset ceiling spot lights, wall mounted thermostatic heating control.

Lounge

8' 11" x 21' 9" overall and max (2.72m x 6.63m) Laminate flooring, under floor electric heating, inset ceiling spot lights, wall mounted flat screen TV which is included in this sale, open through to Kitchen.

Kitchen

6' 4" max x 15' 4" max (1.93m x 4.67m) Fitted wall mounted and floor standing cream cupboards including a tall larder style cupboard and a glass fronted display cupboard, wooden effect fitted worktop and complimentary splash back tiling, integrated fridge, four ring ceramic hob with extractor canopy over, electric oven, space and plumbing under worktop for automatic washing machine which is included in this sale, inset stainless steel sink and drainer with mixer tap, wall mounted cupboard housing hot water tank and shelving, integrated dishwasher, laminate flooring with under floor heating, inset ceiling spot lights.

Bedroom 1

11' 1" x 8' 4" (3.38m x 2.54m) Laminate flooring with under floor heating, inset ceiling spot lights, wall mounted thermostatic heating control, wall mounted flat screen TV included in the sale, window to rear.

Bedroom 2

8' 1" x 11' 1" (2.46m x 3.38m) Laminate flooring with under floor heating, inset ceiling spot lights, window to rear.

Bathroom

6' 4" x 6' 2" (1.93m x 1.88m) Panelled bath with shower over and glass screen, low level WC with concealed flush, pedestal wash hand basin, fully tiled walls, ceramic floor tiles, under floor heating, electric shaver point, extractor fan.

Externally

Car Park and Communal Areas.

This apartment is located in a gated complex with electric gates opening to the communal areas and communal carpark. There is an allocated parking space at the rear and several visitor parking spaces as well.

