

£200,000

Council Tax Band: A
EPC Rating: D

Avonfield Avenue, Bradford on Avon, BA15 1JD.

A rare opportunity to purchase this 2 bedroomed, first floor apartment situated in a popular location within Bradford on Avon. The apartment was re-developed back in 2004 and offers well-appointed and spacious accommodation,gas heating, double glazing together with designated parking to the rear. No onward chain. An early inspection is recommended. Please call 01225463006 to arrange an internal inspection.









A rare opportunity to purchase this 2 bedroomed, first floor apartment situated in a popular location within Bradford on Avon. The apartment was re-developed back in 2004 and offers well-appointed and spacious accommodation with designated parking to the rear. The well-maintained apartment boasts gas central heating, double glazing and no onward chain. The sizeable accommodation briefly comprises: Communal entrance hall, inner hall, lounge/diner, fitted kitchen, 2 double bedrooms, bathroom and designated parking for one car to the rear and access to a visitors parking space. Historic 'Bradford on Avon' boasts schooling for all ages, doctors' surgery, dentist, swimming pool, library and many niche shops, eateries and not forgetting the River Avon & the Kennet and Avon Canal. Alternatively, hop on a train to Bath and be in this delightful Georgian city within 16 minutes. For further details or to arrange an internal inspection, contact the vendors sole agents on 01225 463006.

Communal Entrance Hall:
Stairs to landing and access to

Entrance Hall:
Entered via front door, doors to

Lounge: 4.32m x 3.44m
Double glazed window to front aspect, radiator, TV point, cupboard housing gas boiler, door to: -

Kitchen: 2.46m x 1,97m
Single drainer stainless steel sink unit with range of base level and wall units, fitted work surfaces, fitted oven, hob, extractor, plumbing for washing machine and fridge freezer, radiator, double glazed window to front aspect.

Bedroom: 4.36m x 2.40m
Double glazed window to front aspect, radiator.

Bedroom: 3.54m x 2.89m
Double glazed window to side aspect, radiator.

Bathroom: 2.56m x 1.39m
White suite of panelled bath with mixer taps and shower attachment, low flush WC, wash hand basin, extractor fan and radiator.

Parking:
Designated parking space for one car together with access to a visitors parking space.

Agents Notes:
Tenure: Leasehold
Lease: 999 years
The Management Company will be owned by the 5 leaseholders within the building.

Disclaimer
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For further details or to arrange an internal inspection, please contact us on 01225 463006 or email us on sales@ahea.co.uk

www.ahea.co.uk

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Bradford On Avon
BA15 1JD

Call now, visit us in branch or go online to book your viewing.

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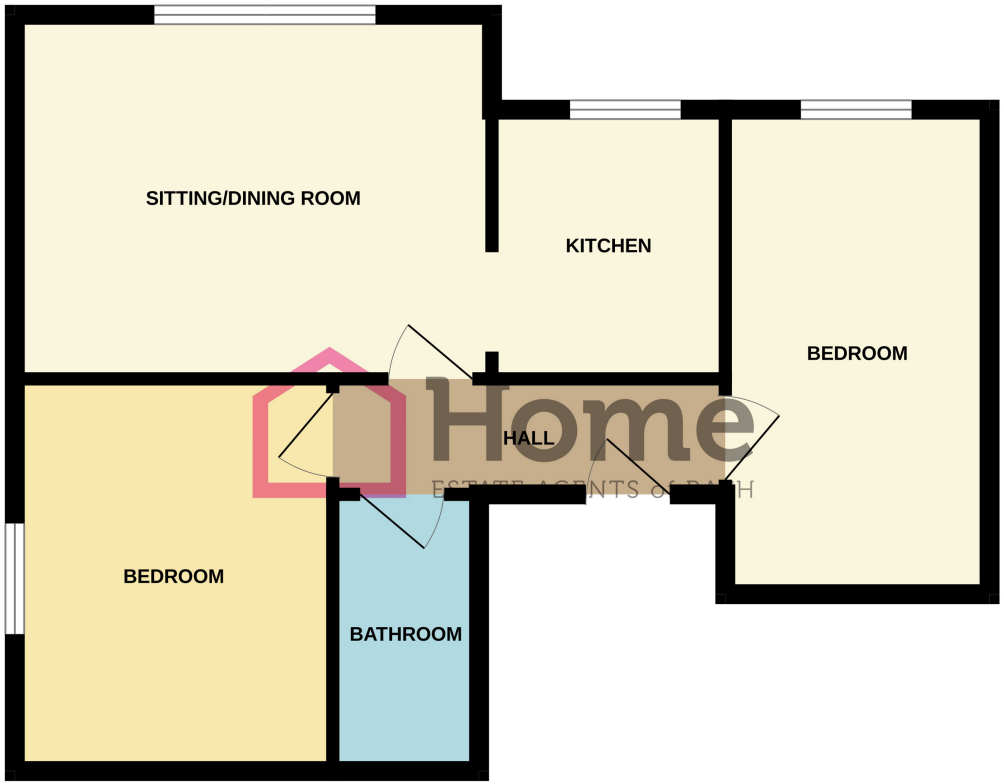
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FIRST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee

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