



70 Oakfield Road | Street | BA16 0RE

LEASEHOLD

£150,000

## PROPERTY SUMMARY

2  1  1  D 

A well presented two bedroom first floor apartment, within walking distance of the town centre. The property comprises; hallway, lounge/diner, kitchen, two bedrooms and bathroom. Off road parking for two cars available to rear of property. An early viewing is highly recommended.

### Entrance Hall

Stairs to first floor.

### Landing

Doors leading to bedrooms one, two, kitchen. lounge/diner and bathroom. Storage cupboard.

### Lounge/Diner

14 x 11'7 (4.27m x 3.53m)

Electric heater. UPVC double glazed window to front.

### Kitchen

8'4 x 10'7 (2.54m x 3.23m)

A range of wall, drawer and base units with laminate works surfaces over. Stainless steel sink with drainer and mixer tap over. Tiling to splash prone areas. Space for an oven. Space and plumbing for washing machine. Space for an upright fridge/freezer. UPVC double glazed window to rear.

### Bedroom One

11'7 x 9 (3.53m x 2.74m)

Electric heater. UPVC double glazed window to front.

### Bedroom Two

11'4 x 9 (3.45m x 2.74m)

Electric heater. UPVC double glazed window to rear.



First Floor Flat

Kitchen

Lounge/Diner

Two Bedrooms

Bathroom

UPVC Double Glazing

Off Road Parking

Walking Distance To The High Street



## INTERESTED IN THIS PROPERTY

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## MORTGAGE ADVICE

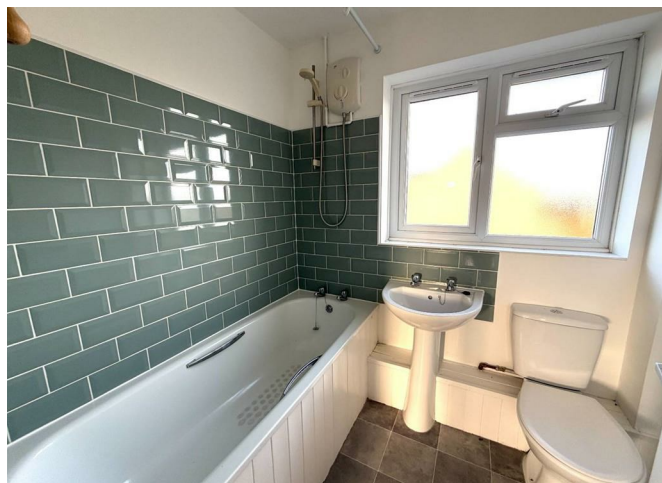
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Your property may be repossessed if you do not keep up repayments on your mortgage



## Bathroom

6'7 x 5'3 (2.01m x 1.60m)

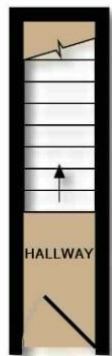
Three piece white suite, low level WC, wash hand basin and panelled bath with shower over. Extractor fan. Tiling to splash prone areas. UPVC double glazed obscure window to rear.

## Purchasers Note

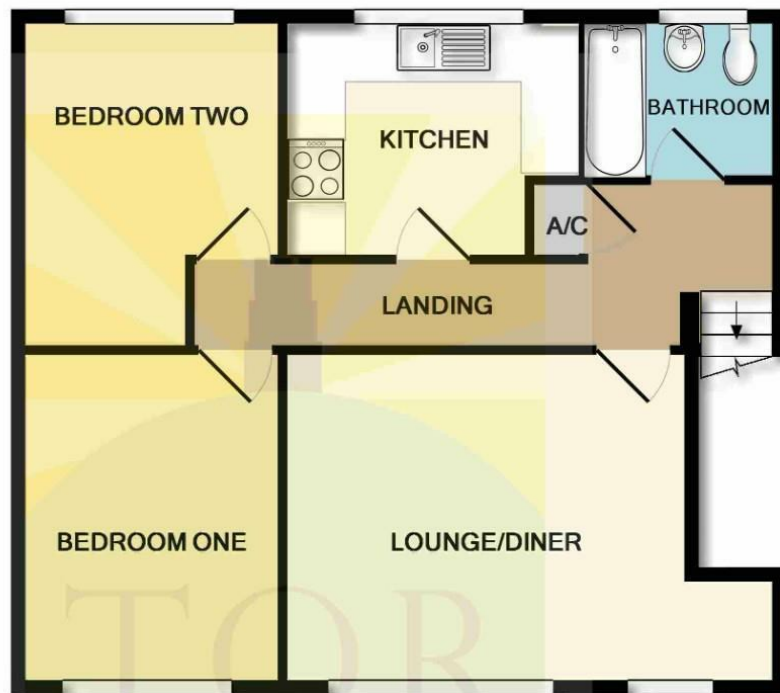
951 years remaining on the lease. The ground rent is £15.00 per annum. There is no management charge, the responsibility for the upkeep of the building is shared between the four flats.

## Disclaimer

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GROUND FLOOR



1ST FLOOR

70 OAKFIELD ROAD STREET

Whilst every attempt has been made to ensure the accuracy of the floor plan 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 as to their operability or efficiency can be given  
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| Energy Efficiency Rating                    |                            |           |
|---------------------------------------------|----------------------------|-----------|
|                                             | Current                    | Potential |
| Very energy efficient - lower running costs |                            |           |
| (92 plus) <b>A</b>                          |                            |           |
| (81-91) <b>B</b>                            |                            |           |
| (69-80) <b>C</b>                            |                            | <b>77</b> |
| (55-68) <b>D</b>                            | <b>61</b>                  |           |
| (39-54) <b>E</b>                            |                            |           |
| (21-38) <b>F</b>                            |                            |           |
| (1-20) <b>G</b>                             |                            |           |
| Not energy efficient - higher running costs |                            |           |
| <b>England &amp; Wales</b>                  | EU Directive<br>2002/91/EC |           |



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