

6 Coachmans Yard | Glastonbury | BA6 9QG

LEASEHOLD

£169,950

PROPERTY SUMMARY

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Located in the heart of Glastonbury is this well presented two bedroom second floor apartment. The property comprises an entrance hall, open plan lounge/kitchen/diner, two bedrooms and a bathroom. Externally the property benefits from an allocated off road parking space. An internal viewing is highly recommended.

Communal Entrance

Communal entrance door to front with secure telephone entry system. Stairs to the top floor and main entrance to the property.

Entrance Hall

Doors to open plan lounge/kitchen/diner. Doors leading to bedroom one, two and bathroom. Electric storage heater, Wall mounted electrical consumer unit. Double storage cupboard housing the hot water tank. Space and plumbing for a washing machine.

Open Plan Lounge/Kitchen/Diner

17'3 x 18'11 (5.26m x 5.77m)

This spacious room is briefly laid out as below.

Kitchen

Fitted with a range of wall, drawer and base unit with work surfaces over. Stainless steel sink with drainer and mixer tap over. Integrated four ring electric hob with cooker hood over. Integrated electric oven. Integrated fridge/freezer. Integrated slimline dishwasher. Breakfast bar.

Lounge/Diner

Wall mounted electric storage heater. Two double glazed windows to front.

Bedroom One

12'10 x 12'11 (3.91m x 3.94m)

Built in wardrobes. Wall mounted electric heater. Double glazed window to rear.



Second Floor Apartment

Open Plan Lounge//Kitchen/Diner

Two Bedrooms

Bathroom

Double Glazing

Electric Storage Heaters

Well Presented

Off Road Parking Space

Short Walk To The Town Centre



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PROPERTY**

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Bedroom Two

13'8 x 7'9 (4.17m x 2.36m)

Wall mounted electric heater. Double glazed window to rear.

Bathroom

Fitted with a white suite comprising low level WC, pedestal wash hand basin and panelled bath with mains connected shower over. Fully tiled walls. Heater towel rail. Wall mounted electric heater. Extractor fan.

Outside

The property benefits from an allocated parking space for one vehicle, located at the rear of the property.

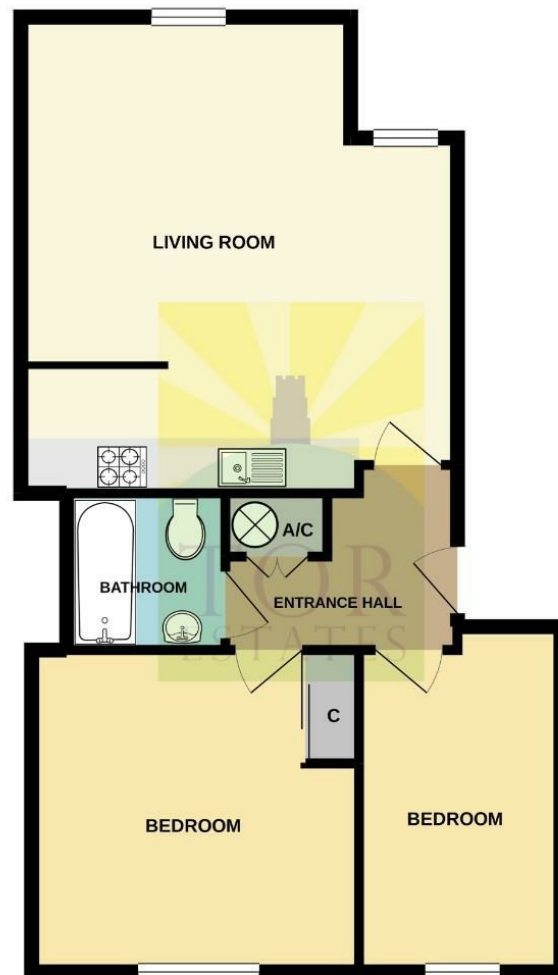
Purchasers Note

979 years remaining on the lease.

£1,145.00 per annum for the Management Charge and
£150.00 per annum for Ground Rent.

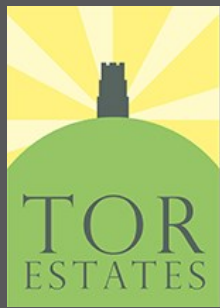
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	80	82
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



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