Appleyard, Peterborough

Offers in Excess of £110,000 **Leasehold**

Sharman Quinney

Key Features

2 1 C A

125 Years remaining as of 18 Apr 1986
£Ask Agent Ground Rent pcm
Review due: Ask Agent
£2090.60 Service Charge pcm
Review due: Ask Agent

- Exceptionally spacious two-bedroom apartment
- Private garden
- Allocated parking space
- Recently decorated throughout
- Convenient location close to amenities and transport links

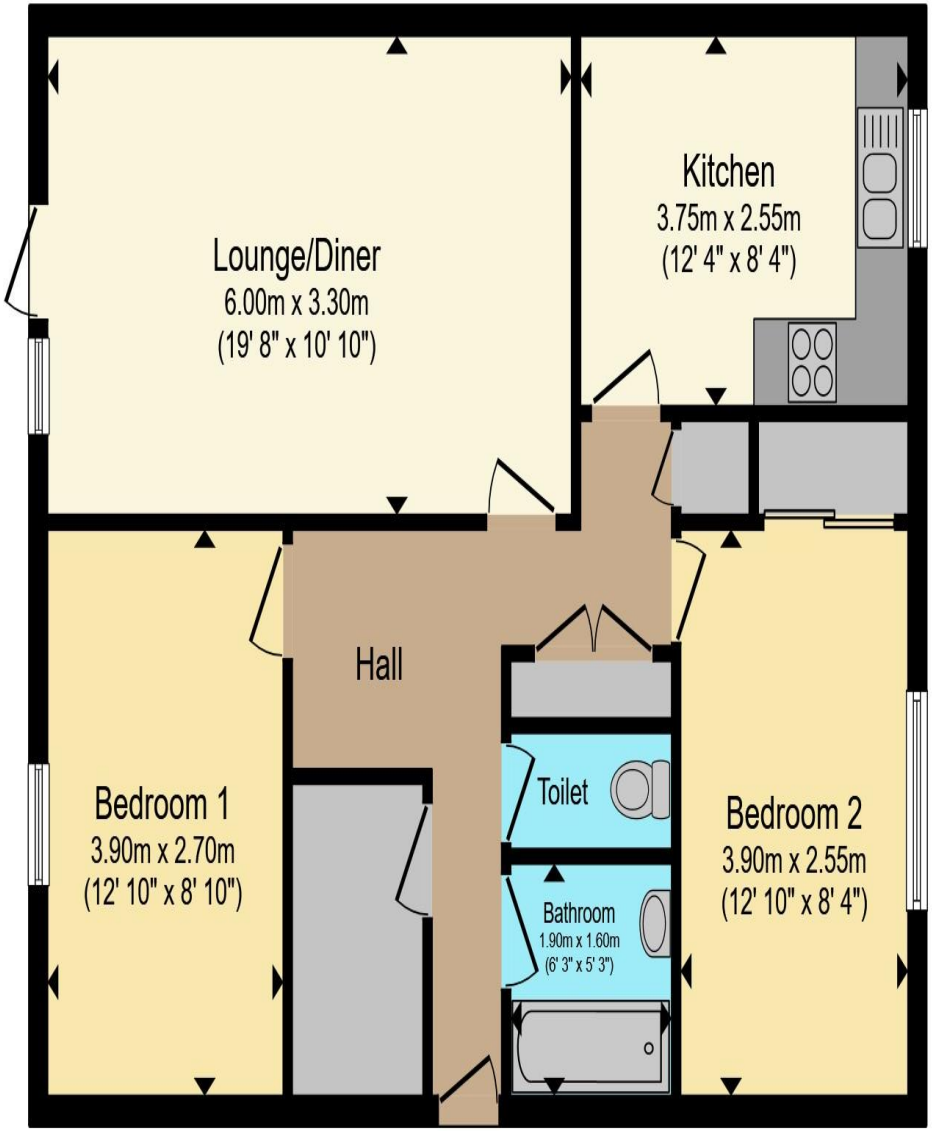
The property features a bright and welcoming living room, a well-appointed kitchen, two excellent-sized double bedrooms, and an additional room that could be used for a separate study, making it ideal for those working from home or requiring additional flexible space. The accommodation is further complemented by a

modern bathroom and ample storage throughout.

A particular highlight of the property is the private rear garden, providing a fantastic outdoor space for relaxing, entertaining, or enjoying al fresco dining. The apartment also benefits from allocated parking, ensuring convenient off-road parking for residents.

Situated in a sought-after location with easy access to local amenities, transport links, and nearby green spaces, this impressive home presents an excellent opportunity for first-time buyers, professional couples, downsizers, or investors alike.

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



Total floor area 71.9 m² (774 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Sharman Quinney

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SCAN ME

Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05. 1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: SSQ205363 - 0003

The Property Ombudsman