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Flat 1 Ramey Court, Cremer Street . Sheringham .

NR26 8DN



Guide £225,000

GROUND FLOOR APARTMENT IN A CENTRAL LOCATION

Ramey Court is a modern block of apartments located very conveniently close to the beach and shops. The transport facilities are within walking distance too. This ground floor apartment, has a secure entry system to the communal entrance hall, then its own private entrance which has an airing cupboard and cloaks cupboard. Off the hallway is a large sitting room with a glazed doors opening to the south facing patio providing space to sit and enjoy the sunshine. The kitchen/dining room offers a comprehensive range of units together with provision for the usual appliances and ample space for dining too. There are two bedrooms; both being generous doubles and one offering built in triple storage. To complete the apartment there is a central shower room with corner shower unit, pedestal wash basin and w.c. Outside the property there is a patio garden, and this property has the benefit of a brick-built GARAGE and visitors have use of allocated parking too.

Ramey court is located very centrally in the town so close to all the local amenities and the sea front. The property is offered with the balance of a 125 year lease from July 1989, with a ninth share of the freehold. The current service charge is between £400 & £500 p.a.



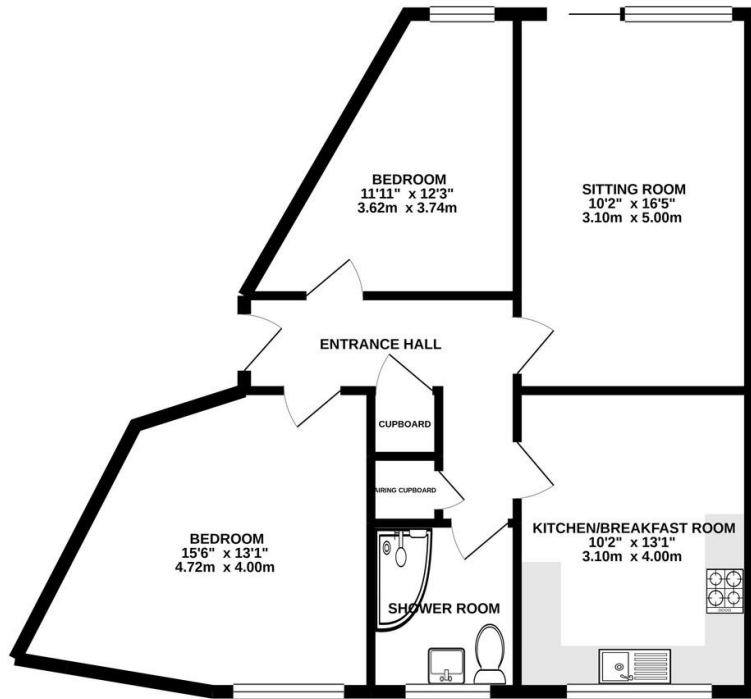
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GROUND FLOOR
694 sq.ft. (64.5 sq.m.) approx.



TOTAL FLOOR AREA - 694 sq.ft. (64.5 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, 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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[See how to improve this property's energy performance.](#)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72 c	73 c
55-68	D		
39-54	E		
21-38	F		
1-20	G		

The graph shows this property's current and potential energy efficiency.

Properties are given a rating from A (most efficient) to G (least efficient).

Properties are also given a score. The higher the number the lower your fuel bills are likely to be.



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