



 **2**
Bedrooms

 **2**
Bathrooms



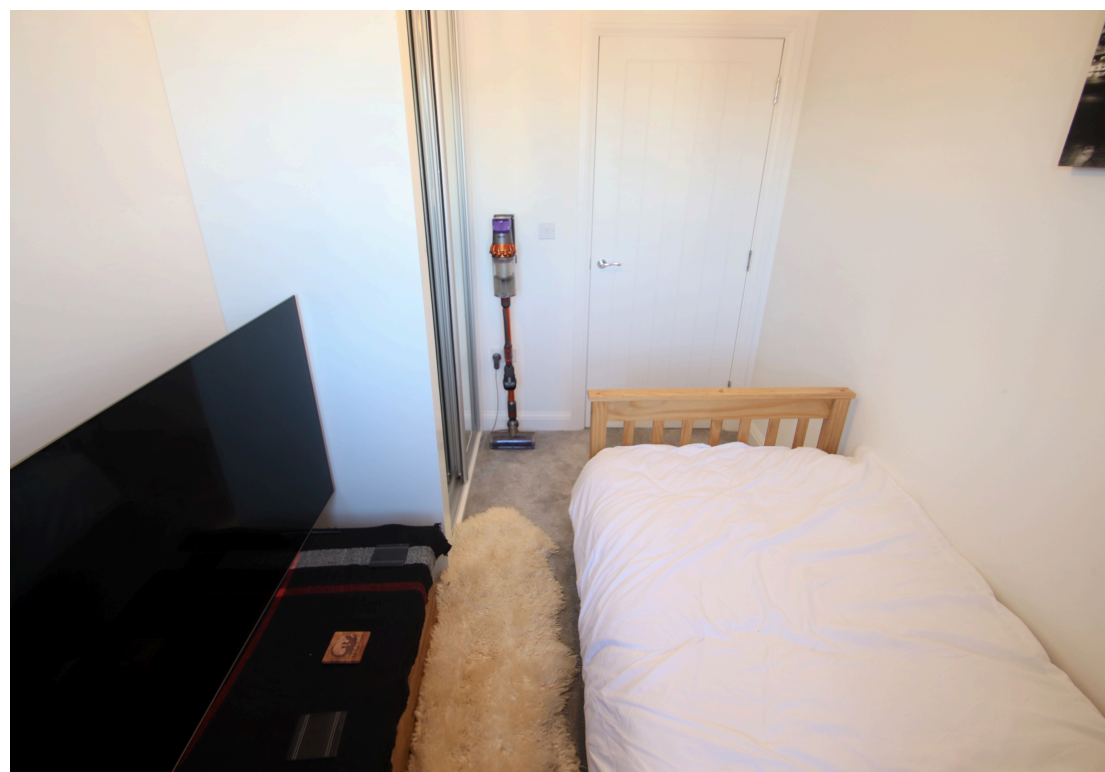
Priced to sell! We are delighted to offer this 'trendy' top floor apartment located in the popular West Wick area. The property is offered for sale in show home condition and has to be viewed internally to be fully appreciated. There is an open plan living area of lounge-dining- kitchen area with washer dryer, dish washer and fridge/freezer included, 2 bedrooms with fitted wardrobes (1 en suite) plus a main bathroom. The flat also enjoys an allocated parking space. The property is handy for the M5 interchange for commuting to Bristol etc with the district shopping area at Morrisons a short drive away.

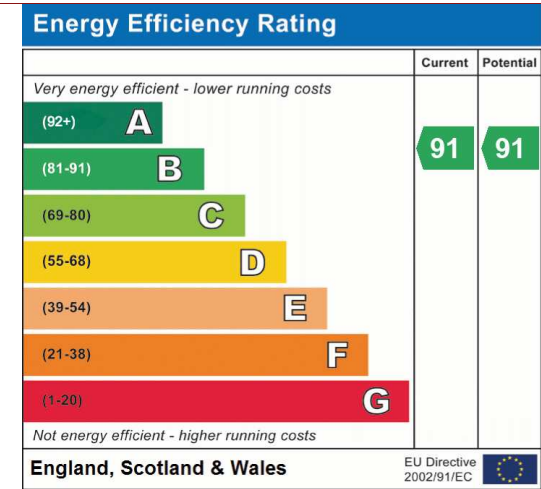


Tenure: We are advised that the property is Leasehold. The terms of Lease dated 24.11.2021 is a 999 year lease with a balance of 998 years remaining. The Management Company Whitton Lang hold a copy of the Lease. There is a Management Charge of £94.97 per month which includes maintenance of all communal areas, buildings insurance, electricity supply to communal areas and the ground rent at £10.00 per annum. There is a NHBC Certificate in place. There are solar panels to the property which we are advised are owned and come with the property.

- **Excellent Decorative Order**
- **Open plan Lounge,Dining & Kitchen**
- **Council Tax Band B & EPC Rating B**
- **2 Bedrooms (1 en suite)**
- **Allocated Parking Space**
- **No Onward Chain!**







Address: 2 Gateway Grove, BS24

