



Keswick

Offers in the region of **£275,000**

3 Twentyman Court, Penrith Road, Keswick, CA12 4HQ

A self-contained two bedroom ground floor apartment including an allocated parking space most conveniently located in Keswick town centre and equally suitable as a primary home, recreational second home or for lucrative holiday rentals.

There is potential to provide an additional bedroom by subdividing the living room.

Quick Overview

Self-contained ground floor apartment

Central location in Keswick

Two double bedrooms

Potential to add an additional bedroom by subdividing the living room

Allocated parking space

Equally suitable as a primary home, recreational second home or for lucrative holiday rentals

Property Reference: KW0521





Living / Dining Room



Kitchen



Bedroom One



Bedroom Two

Accommodation

Ground Floor:

Entrance Hall

With radiator, built in cupboard.

Living / Dining Room

With windows to two elevations, two radiators, ability to subdivide and form an additional bedroom.

Kitchen

With fitted base and wall units, sink with mixer tap, integrated oven, hob, extractor unit, plumbing for washing machine.

Bedroom One

With radiator.

Bedroom Two

With radiator.

Bathroom

With WC, wash hand basin, bath with shower over, heated towel rail, built in cupboard.

Outside:

Allocated parking space.

Services

Mains water, electricity, gas and drainage. Gas central heating.

Tenure

Leasehold 999 year lease from 1st January 1991, 964 years remaining.

Service Charge

We are advised the property has a service charge of £800 per annum.

Council Tax

Band C.

Viewing

By appointment with Hackney and Leigh's Keswick office.

Directions

From Station Road in Keswick town centre turn onto Southey Street and the entrance to Twentyman Court is on the left.

What3words

///lingering.loafing.engine

Price

Offers in the region of £275,000 are invited for consideration.

Anti-Money Laundering Regulations (AML)

Please note that when an offer is accepted on a property, we must follow government legislation and carry out identification checks on all buyers under the Anti-Money Laundering Regulations (AML). We use a specialist third-party company to carry out these checks at a charge of £42.67 (incl. VAT) per individual or £36.19 (incl. VAT) per individual, if more than one person is involved in the purchase (provided all individuals pay in one transaction). The charge is non-refundable, and you will be unable to proceed with the purchase of the property until these checks have been completed. In the event the property is being purchased in the name of a company, the charge will be £120 (incl. VAT).



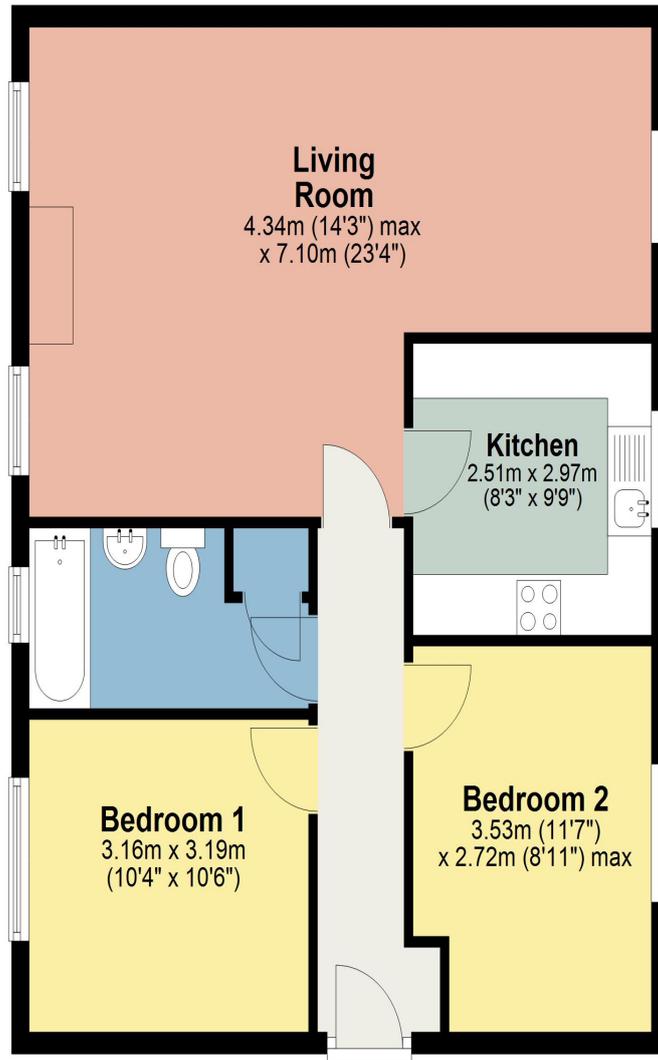
Living / Dining Room



Kitchen

Ground Floor

Approx. 66.0 sq. metres (710.3 sq. feet)



Total area: approx. 66.0 sq. metres (710.3 sq. feet)

This plan is for layout guidance only and is not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in preparation of this plan, please check all dimensions, shapes and compass bearings before making any decision reliant upon them. REF:
Plan produced using PlanUp.

3 Twentyman Court, Keswick

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