





Property Description

A fantastic opportunity to purchase this two bedroom modern apartment located in a new popular development in Langley. Situated within half a mile to Langley's Elizabeth Line train station, close to regular bus routes and easy access to Heathrow airport.

It benefits from two double bedrooms, family bathroom, large lounge diner with open plan kitchen and a gated secure parking area with two allocated spaces.

***Agents Note: Paradigm Housing Association have advised that they would be prepared to staircase a transaction to 100% Freehold ownership on completion. This would mean that any potential purchaser would buy the vendors 40% share and the remaining 60% share of the property from A2 Dominion Housing Association to enable the Freehold

Ground Floor

Communal entrance with entry phone system, stairs to all floors

Second Floor Communal Entrance

Door to

Entrance Hall

Rear aspect window, two store cupboards, radiator

Lounge/Diner

Rear aspect window, radiators

Open Plan Kitchen

Front aspect window, range of wall & base units, four ring integrated gas hob with electric oven under, cooker hood, plumbing for washing machine, space for fridge freezer

Bedroom One

Rear aspect window, built in wardrobe, radiator

Bedroom Two

Rear aspect window, radiator

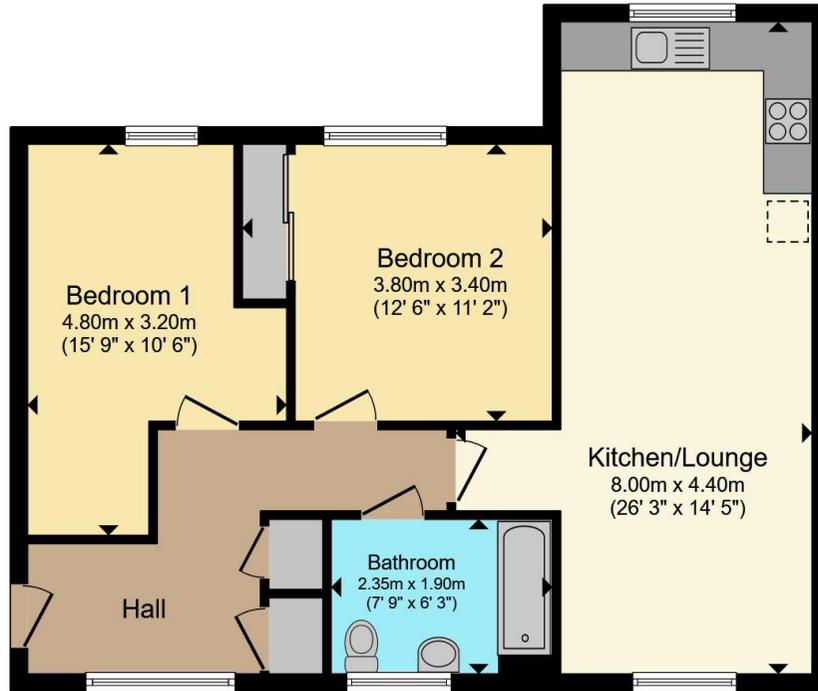
Bathroom

Front aspect window, bath with mixer tap & shower attachment, glass shower screen, wash hand basin, WC, radiator, extractor fan

Outside

Communal grass area to the front, Secure gated parking area with two allocated parking spaces





Second Floor

Total floor area 67.6 m² (727 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

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To view this property please contact Connells on

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111 High Street
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EPC Rating: B Council Tax
Band: C

Service Charge:
1551.84

Ground Rent:
150.00

Tenure: Leasehold

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This is a Leasehold property with details as follows; Term of Lease 125 years from 05 Apr 2019. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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