



Regency House Leighton Way
Belper



Regency House Leighton Way Belper DE56 1SU

for sale
£180,000



Property Description

Offered for sale with NO UPWARD CHAIN is this spacious and well-presented GROUND FLOOR apartment situated in Belper town centre. The flat benefits from having two allocated parking spaces. The accommodation in brief comprises: a spacious entrance hallway, an open-plan living/dining and kitchen area, two bedrooms with an en-suite to the master bedroom and a separate shower room. Viewings are strongly recommended.

Communal Hallway

The accommodation is accessed via a communal hallway where there is a double glazed door to the rear of the complex leading into the communal hall where there is a door leading into the apartment's hall.

Hall

Entered via door to the side elevation with intercom, two storage heaters, airing cupboard and two built-in storage cupboards and doors off to:-

Lounge/ Diner

Having two double glazed windows to the front, two double glazed windows to the side, two storage heaters, carpet flooring and being open-plan with the kitchen.

Kitchen

Having wall and base units with work surfaces over, integrated fridge freezer, stainless steel one and a half bowl sink and d drainer unit with mixer tap over, electric hob, electric oven and vinyl flooring.

Master Bedroom

Having double glazed window to the rear, storage heater and door to the en suite.

En Suite

Having a bath with mixer tap over, pedestal wash hand basin with mixer tap over, low level W.C, heated towel rail, tiled flooring, tiled splashbacks, shaver point, fitted cupboard and double glazed obscured window to the side elevation.

Bedroom Two

Having double glazed window to the front and a storage heater.

Shower Room

Having shower cubicle, pedestal wash hand basin with mirror over, low level W.C, tiled splashbacks, tiled flooring and heated towel rail.

Outside

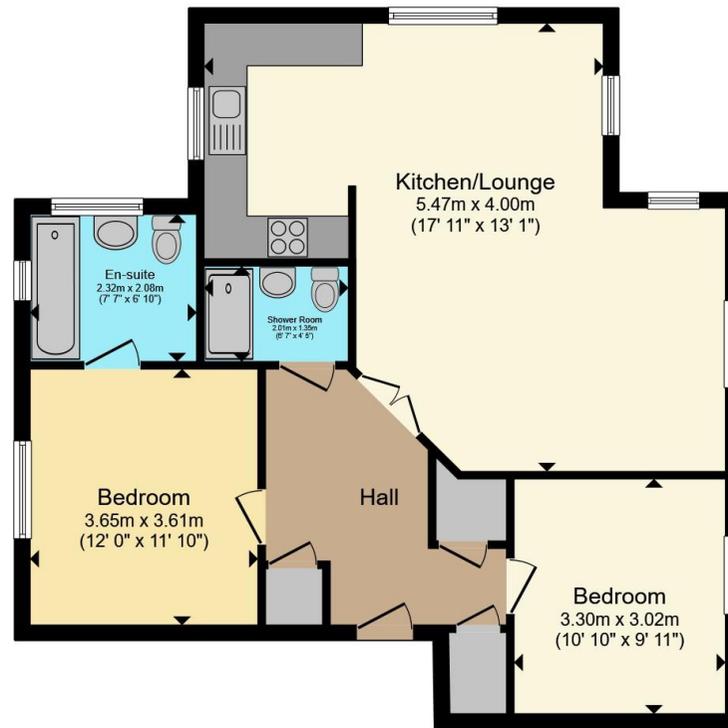
Externally, there is a communal area with two allocated parking spaces.











Total floor area 75.9 m² (817 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



To view this property please contact Burchell Edwards on

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1-3 Bridge Street
 BELPER DE56 1AY

EPC Rating:
 Awaited

Council Tax
 Band: C

Service Charge: 110.00 Ground Rent:
 Ask Agent

Tenure: Leasehold

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This is a Leasehold property. We are awaiting further details about the Term of the lease. For 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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