





2 Bedrooms 1 Receptions 1 Bathrooms 559.72 sq ft

## PROPERTY DETAILS

This beautifully renovated two-bedroom ground floor flat offers a perfect blend of period charm and modern luxury, finished to a high standard throughout. Set within an elegant building, the property retains original features while providing contemporary comforts, making it an ideal home for those seeking character and style.

The flat boasts two generously sized double bedrooms. The main bedroom is particularly striking, featuring a unique turret-style window, which adds a distinctive architectural element and floods the room with natural light.

The bay-fronted living room is a bright and inviting space, featuring elegant sash-style windows and a beautiful period feature fireplace, creating a charming focal point and enhancing the room's character. This space is perfect for both relaxation and entertaining.

The redesigned bathroom offers a touch of luxury, featuring a Japanese-style bath with shower over, a heated towel rail, wash hand basin, and W/C, all complemented by sleek, modern fixtures.

The rustic kitchen is a delightful blend of style and functionality, featuring a slimline integrated dishwasher, oven, hob, and extractor fan. Just outside the kitchen, you'll find a utility cupboard and space for a freestanding fridge freezer, offering additional storage and convenience.

The property also benefits from gas central heating and a share of the freehold, providing long-term security and minimal overheads.

We have been advised the property has a 996 years remaining on the lease and the maintenance is on an as and when basis.

With its unique period features, high-quality finishes, and prime ground-floor location, this flat is a rare opportunity to own a home that combines historic elegance with modern living. Early viewing is highly recommended.



## ROOM DIMENSIONS

Communal Entrance

Front Door

Hallway

Living Room / Dining Room

13'11" x 13'3" (4.26m x 4.06m )

Bedroom

12'4" x 8'9" (3.78m x 2.69m )

Bathroom

8'0" x 4'3" (2.46m x 1.30m )

Bedroom

11'8" x 12'10" (3.57m x 3.93m )

Kitchen

6'8" x 6'4" (2.05m x 1.95m )

## FEATURES

- Ground Floor Converted Apartment
- Two Double Bedrooms
- Share Of Freehold
- Modern Bathroom
- Rustic Style Kitchen
- Vendor Suited
- Period Features
- Bay Fronted Living Room
- Gas Central Heating
- Internal Viewing Highly Recommended

