

BELVOIR!

Property is personal

£135,000

Crescent House

Rugby, CV21 2NZ

PROPERTY SUMMARY

Belvoir are pleased to offer this two bedroom first floor apartment in Rugby which is in close proximity to the mainline railway station. The property is well presented throughout, and there is an allocated parking space for 1 car.

There are 119 years remaining on the lease, and the vendor advises total annual charges are in the region of £1310. The property could be purchased with a tenant in situ - current rent is £895PCM.

2



2



1





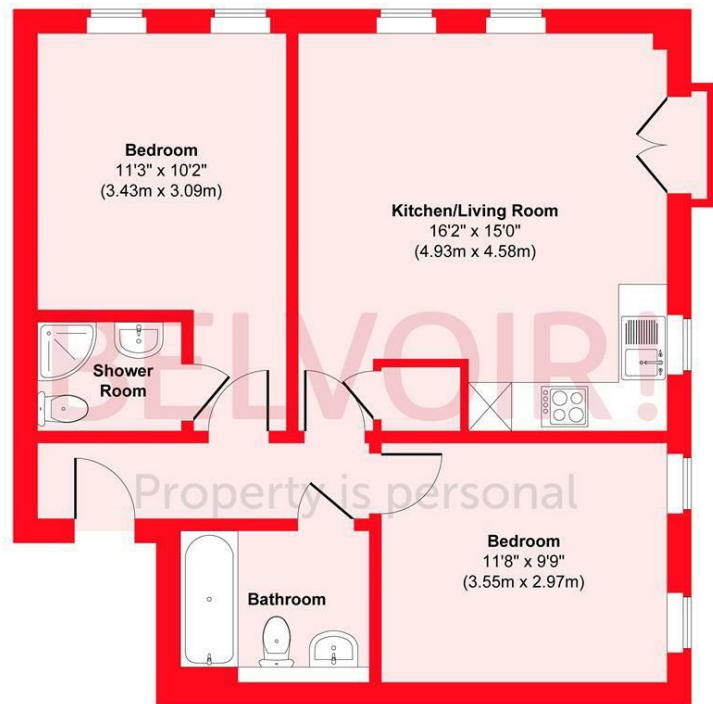




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Floor Plan

Approx. Gross Internal Floor Area 638 sq. ft / 59.34 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property

LOCAL AUTHORITY

Rugby

TENURE

Leasehold

COUNCIL TAX BAND

B

VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	82	82
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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