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Flat 6 Bankside House, Upton upon Severn, WR8 0JD

Price Guide £180,000

A beautifully presented apartment with two floors within this Grade II Listed building on the riverside in the centre of Upton upon Severn. In brief, the accommodation comprises: Hallway, living/dining room, kitchen, double bedroom with well fitted furniture, contemporary bathroom, stairs to converted loft area with office/bedroom two and a walk in storage cupboard. There is gas central heating, secondary glazing and an allocated parking space to the rear of the property. We recommend early viewing to appreciate the space and lay-out of this property and to avoid disappointment.

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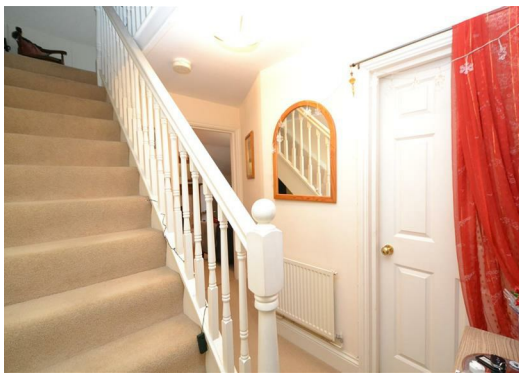
MAYFAIR OFFICE GROUP

Flat 6, Bankside House, Waterside, Upton upon Severn, WR8 0JD



ENTRANCE
Approached through a communal front door and stairs to the second floor. Front door opening into:

HALLWAY
With stairs to upper floor, radiator, telephone point, power points and door to:

LIVING/DINING ROOM 13'8" x 13'9" (4.17m x 4.21m)
Front facing sash windows with secondary glazing offering views over the river, coal effect gas fire with marble type base and wooden surround, power points, telephone point, television point, radiator and archway with sliding door to:

KITCHEN 9'3" x 7'1" (2.83m x 2.18m)
Fully fitted with matching range of wall and base units, gas hob, electric oven, display shelving, single drainer stainless steel sink unit with mixer tap, integrated washing machine, velux window, integrated fridge and freezer, space for washing machine, power points.

BEDROOM ONE 11'5" x 10'9" (3.5m x 3.3m)
Front facing sash window with secondary glazing again offering views across the river, radiator, power points, fitted furniture comprising: wardrobes and dressing table, section with fitted mirror.

BATHROOM 5'6" x 6'2", (1.7m x 1.89m,)
Panelled bath with shower over and glazed concertina screen, pedestal hand basin, close coupled WC, extensively tiled, down lighters, extraction unit, ladder style towel rail radiator, mirror fronted medicine chest with display shelves.

STAIRS TO - STUDY/BEDROOM TWO 9'10" x 8'10" (3m x 2.7m)
Eaves storage, power points, velux window and door to walk in storage cupboard with light and shelving.

OUTSIDE
One allocated parking space at rear

Additional details - Lease
99 years from 2018, service charge under review, owns 1/6 share of freehold, we are advised that air B&B is permitted.

DIRECTIONS
From the centre of Upton follow the High Street in the direction of the river. Bear right onto Dunns Lane and

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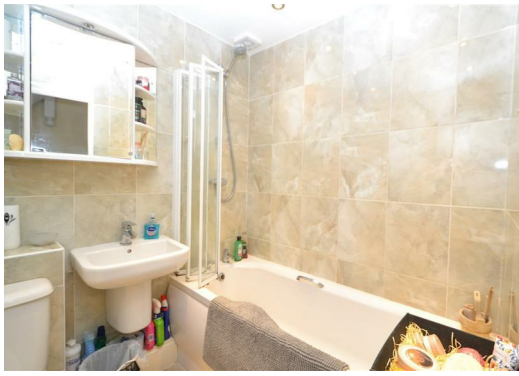
follow until the river is on your left hand side. Bankside house will be on your right, indicated by the For Sale sign. For more details or to arrange a viewing, please call us on 01684 891348



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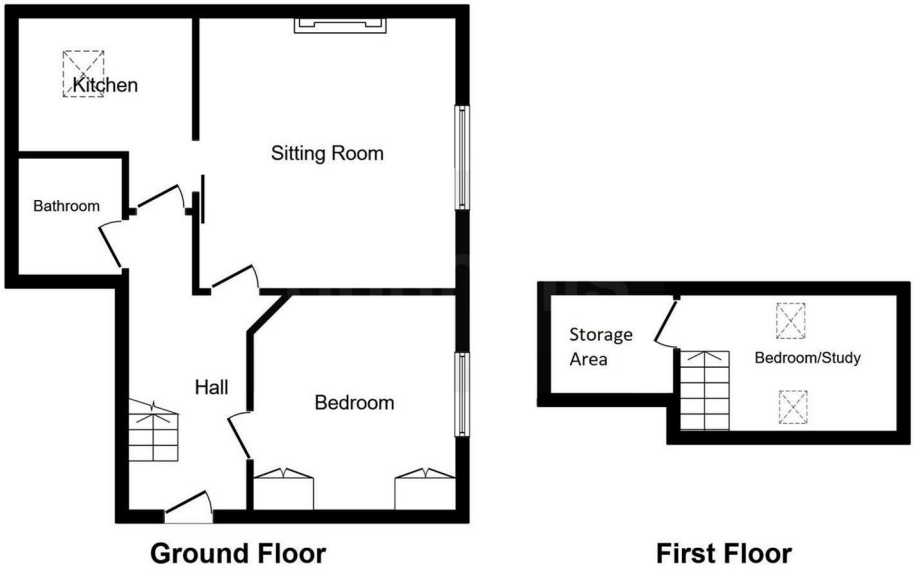


This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Plan produced for Connells. Powered by www.focalagent.com

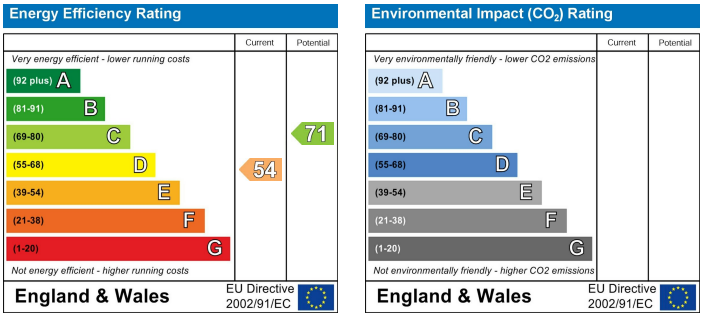
TENURE: We understand the property to be Leasehold - with a share of the freehold, but this point should be confirmed by your solicitor.

FIXTURES AND FITTINGS: Only those items referred to in these particulars are included in the sale price. Other items, such as carpets and curtains, may be available by separate arrangement

SERVICES: Mains gas, electricity, water and drainage are connected. Please note that we have not tested any services or appliances and their inclusion in these particulars should not be taken as a warranty.

OUTGOINGS: Local Council: Malvern Hills District Council (01684 862151); at the time of marketing the Council Tax Band is: B

ENERGY PERFORMANCE RATINGS: Current: E54 Potential: C71



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