

# ROYSTON & LUND



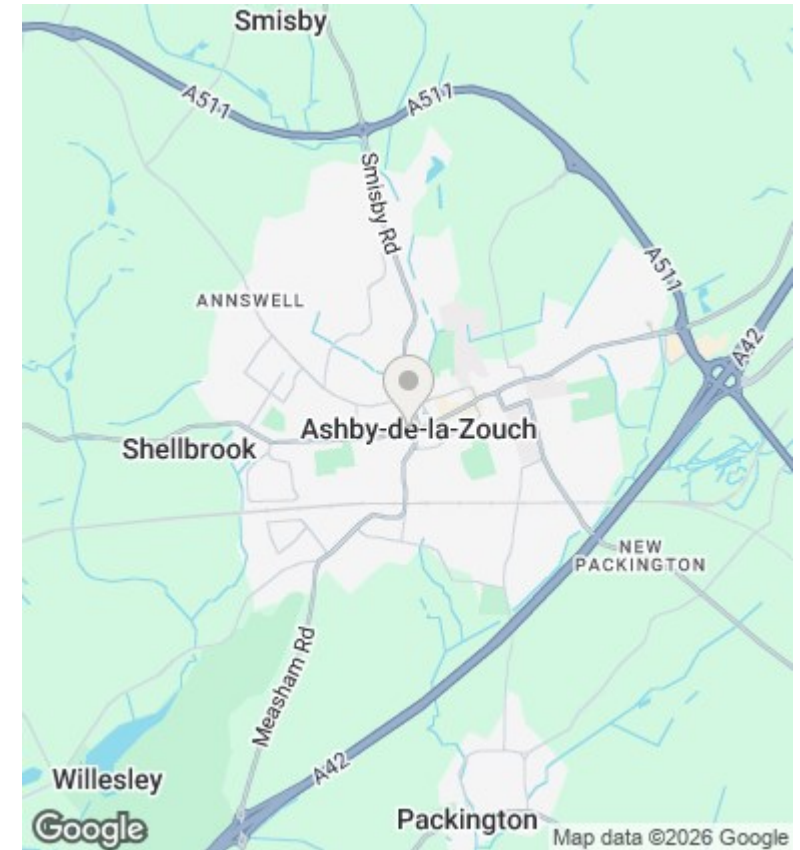
## Apartment 1 Kilwardby House, Kilwardby Street, Ashby De La Zouch

### Price Guide £343,000

- GUIDE PRICE £343,000-£360,000
- Living Area with Original Fireplace
- Communal Patio Area and Personal Parking Space
- Annual Management Charge to be Confirmed
- Grade II Listed Two Bedroom First Floor Apartment
- Access to the Apartment via an Original Wooden Staircase
- 999 Year Lease
- Large Modern Open Plan Kitchen/Dining Area
- Four Piece Bathroom
- EPC B/Council Tax to be Confirmed

4 Bath Street, Corner, LE65 2FH  
01530 443 443

ashbysales@royston-lund.co.uk  
<https://www.royston-lund.co.uk/>



### Directions

### Viewings

Viewings by arrangement only. Call 01530 443 443 to make an appointment.

### Council Tax Band

### EPC Rating:

B

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