



MISREPRESENTATION ACT 1967.

Messrs Wright Marshall for themselves and for the vendors or Lessors of this property, whose agents they are, give notice that:

1. The particulars are set out as general outline only for the guidance of intending purchasers, and do not constitute, nor constitute part of, an offer or contract.
2. All descriptions and references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.
3. No person in the employment of Messrs. Wright Marshall has any authority to make any representation whatever in relation to this property.

AVAILABLE NOW. A very well presented THREE BEDROOM, two bathroom GROUND FLOOR APARTMENT situated within a highly desirable residential location. The apartment is one of just six in a small development built in 2006/2007 to an ECO-FRIENDLY design to provide space, light and warmth with LOW ENERGY RUNNING COSTS. There is a large underground tank that stores rainwater that is used to flush toilets and water the garden which is designed to save up to 50% of water consumption. In addition, solar panels collect energy from the sun and transfer it to water that is pumped to a storage tank. This delightful apartment benefits from zone controlled underfloor heating and sealed unit double glazing throughout, a private terrace and an allocated parking space and delightful communal gardens.

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