

BRUNTON

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HUGH PERCY COURT, ST. MARY PARK, NE61

£170,000

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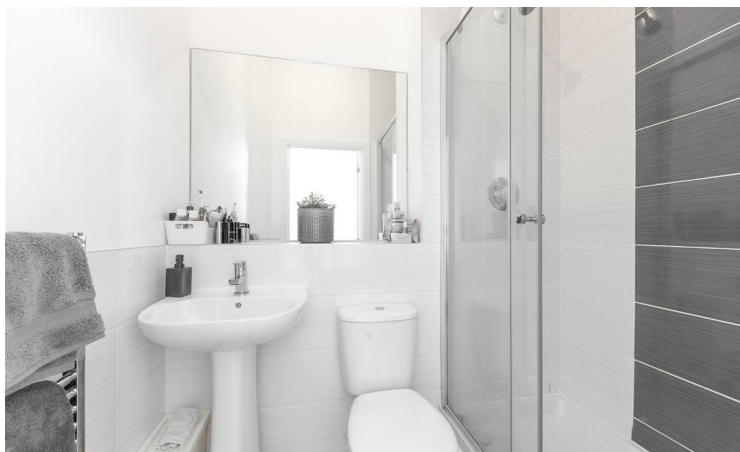
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STYLISH & WELL PRESENTED GROUND FLOOR APARTMENT WITH TWO BEDROOMS,
LOVELY OPEN
PLAN LIVING/DINING & KITCHEN SPACE WITH ADJOINING SINGLE GARAGE, ALLOCATED
PARKING
SPACE AND BEAUTIFUL COMMUNAL GROUNDS WITH ACCESS TO LOVELY COUNTRYSIDE.

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Built by Bellway in 2018 this stunning apartment offers well proportioned accommodation and stunning communal grounds.

The internal accommodation comprises: secure communal entrance with Intercom system & HD camera. Lovely open plan kitchen / dining and living room with feature bay window with plantation shutters, overlooking the fantastic gardens. The property benefits from a contemporary shaker style kitchen with integrated appliances - oven, hob, washing machine, dishwasher and fridge/freezer The living room also offers a door which leads into the integral garage/store.

The hallway then leads to a the main bedroom with fitted wardrobes and enjoys access to ensuite shower room with WC. Bedroom two offers a window and is a smaller double room. Bathroom with three piece suite.

The property also enjoys the benefit of an attached single garage (which has been fitted out by the current owner to allow for maximum storage) and also offers an allocated parking space.

The development also offers access to visitor parking, delightful communal grounds and gardens, and lovely rural woodland walks.

Services: Mains electric, gas, water and drainage | Tenure: Leasehold | Council Tax: Band B | Energy Performance Certificate: Rating B

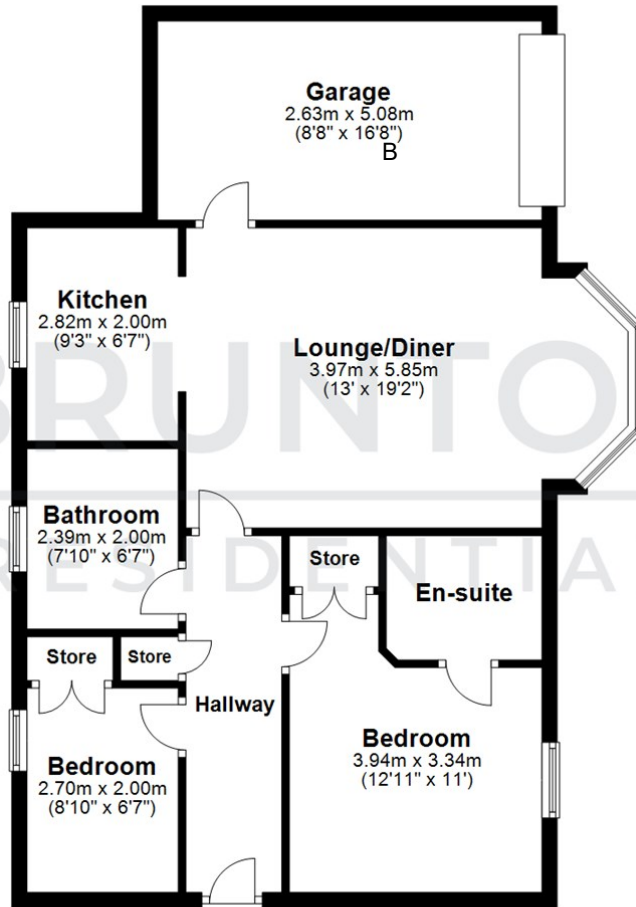


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Ground Floor

Approx. 75.3 sq. metres (810.3 sq. feet)



Total area: approx. 75.3 sq. metres (810.3 sq. feet)

All measurements are approximate and are for illustration only.
Plan produced using PlanUp.

TENURE : Leasehold

LOCAL AUTHORITY :

COUNCIL TAX BAND : B

EPC RATING : B

SERVICES :



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		81	81
(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	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	