



Western Way
Sandy, SG19 1DU

Asking Price Of £165,000

Property Features

- Investment / First Time Buyers
- Ground Floor Apartment
- Two Double Bedrooms
- Large Sitting Room
- Fitted Kitchen
- Garage En Bloc
- Upvc Double Glazing
- Gas Central Heating
- Communal Gardens

Full Description

ENTRANCE HALLWAY

SITTING ROOM

14' 6" x 12' 6" (4.42m x 3.81m)

KITCHEN

12' 8" x 7' 5" (3.86m x 2.26m)

BEDROOM

14' 7" x 9' 8" (4.44m x 2.95m)

BEDROOM

12' 2" x 11' 4" (3.71m x 3.45m)

BATHROOM

COMMUNAL GARDENS

Set to the front and rear of the property, laid mainly to lawn.

GARAGE EN BLOC

Set to the rear of the property, up and over door.

LEASEHOLD DETAILS

The vendor informs us

125 year lease from 1982.

Ground rent £10.00 per year.

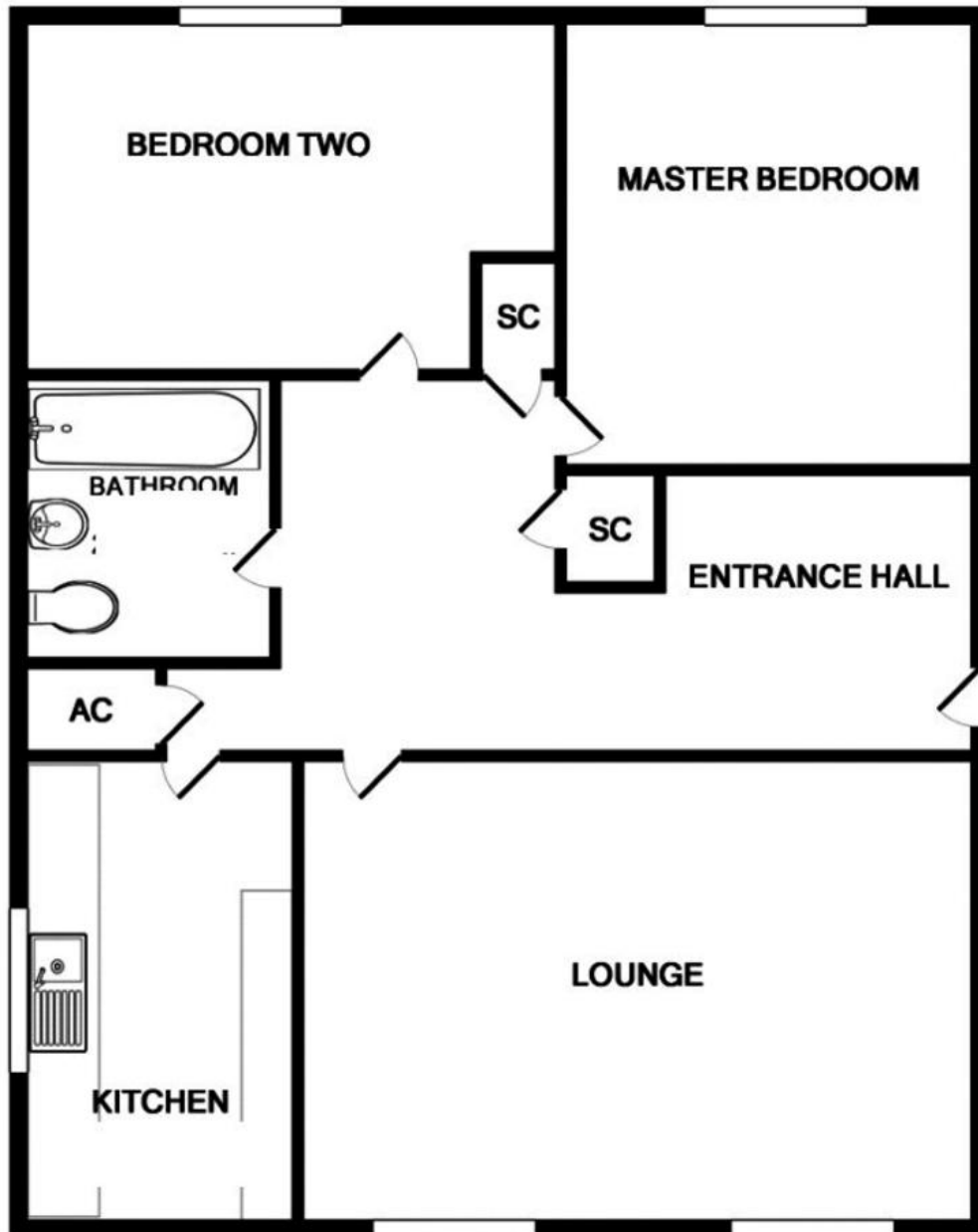
Service charge £29.00 per month which includes all external redecoration and repairs, gardening costs and building insurance.





Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	74 c	
55-68	D		
39-54	E		
21-38	F		
1-20	G		1 g





11 High Street
Sandy
Bedfordshire
SG19 1AG

www.lane-browns.co.uk
mail@lane-browns.co.uk
01767 691122

Agents Note: Whilst every care has been taken to prepare these sales 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 are advised to recheck the measurements