



www.jacksongrundy.com

Bristle Street, Upton, NN54ET

£190,000 Flat

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**Platinum Trusted
Service Award**

Based on service ratings
over the past year

feefo

Department: Sales

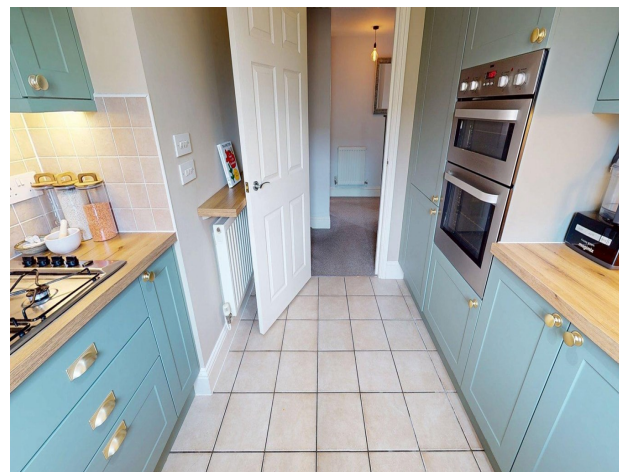
Tenure: Leasehold



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Property Summary

Jackson Grundy are delighted to welcome to the market this immaculately presented two bedroom apartment in this popular location within Upton.

Features & Utilities

- ✓ No Chain
- ✓ Immaculate Presentation
- ✓ Two Bedroom Apartment
- ✓ Allocated Parking
- ✓ Gas Central Heating
- ✓ En-suite to Main Bedroom
- ✓ Popular Upton Location
- ✓ UPVC Double Glazing

Property Overview

Jackson Grundy are delighted to welcome to the market this immaculately presented two bedroom apartment in this popular location within Upton. Consisting of entrance hall, dual aspect lounge/dining room, modern refitted kitchen, two bedroom with the main bedroom benefitting from an en-suite shower room. Further benefits include allocated secure parking, double glazed windows, gas central heating and offered with no onward chain. EPC Rating: B Council Tax Band: D

ENTRANCE

Hardwood double glazed window to side elevation. Radiator. Secure intercom entry. Fitted mat. Double doors to lounge/diner. Doors adjoining.

LOUNGE/DINING ROOM 4.73m x 4.92m (15'6" x 16'2")

Dual aspect hardwood double glazed window. Two patio doors to front and side elevation. Two radiators.

BATHROOM 1.94m x 2.03m (6'4" x 6'8")

Panel bath with mixer tap and shower attachment. WC. Pedestal wash hand basin with mixer tap. Heated towel rail. Extractor. Spotlights. Fully tiled. Shaver point.

KITCHEN 3.24m x 2.84m (10'8" x 9'4")

Hardwood double glazed window to front elevation. Radiator. Composite one and half sink with mixer tap. Wall mounted and base units with work surface over. Integrated gas hob with chimney style extractor over. Integrated dishwasher, washer/dryer and fridge freezer. Grill and oven. Tiled splash backs and floor.

BEDROOM ONE 2.95m x 4.09m (9'8" x 13'5")

Hardwood double glazed window to rear elevation. Radiator. Built in wardrobe. Door to en-suite.

EN-SUITE 1.64m x 2.00m (5'5" x 6'7")

Sliding door to spacious shower cubicle. Fully tiled. Electric power shower. WC. Pedestal wash hand basin with mixer tap. Spotlights. Extractor. Heated towel rail.

BEDROOM TWO 3.27m x 2.56m (10'9" x 8'5")

Hardwood double glazed window to front elevation. Radiator. Recessed storage.

COMMUNAL AREAS

Allocated parking. Secure entry and system codes.

LEASEHOLD INFORMATION

We have been advised of the following: -Service Charge – £2300 Review Date – 01/04/2026 Ground Rent: £200 Length of Lease: 107 years remaining on lease. This information would need to be verified by your chosen legal representative.

AGENTS NOTES

i Viewings by appointment only through Jackson Grundy ii These particulars do not form part of any offer or contract and should not be relied upon as statements or representation of fact. They are not intended to make or give representation or warranty whatsoever in relation to the property and any intending purchaser or lessee should satisfy themselves by inspection or otherwise as to the correctness of the same iii Photographs illustrate parts of the property as were apparent at the time they were taken iv Any areas, measurements, distances or illustrations are approximate for reference only v We have not tested the appliances, services and specific fittings, an intending purchaser must satisfy himself by inspection by independent advice and/or otherwise to this property.

MATERIAL INFORMATION

Type – Flat

Age/Era – Ask Agent

Tenure – Leasehold

Ground Rent – Ask Agent

Service Charge – Ask Agent

Council Tax – Band D

EPC Rating – B

Electricity Supply – Mains

Gas Supply – Mains

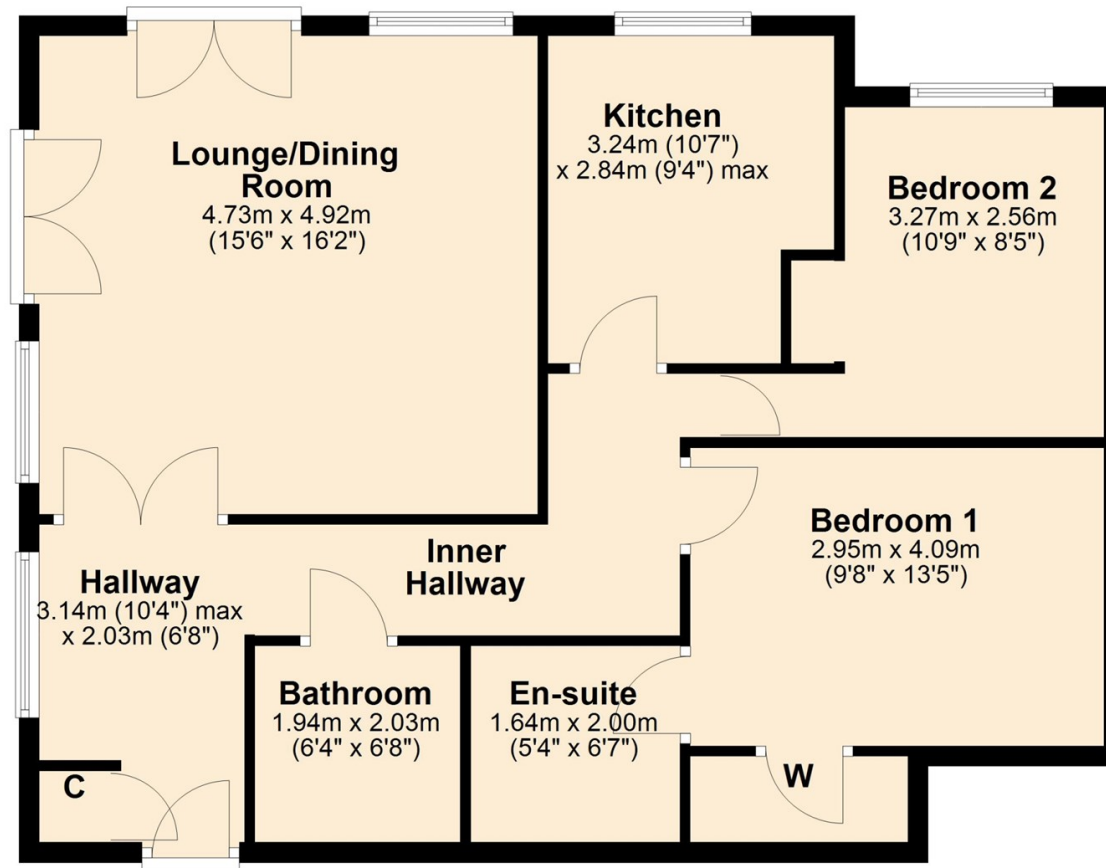
Water Supply – Mains
Sewerage Supply – Mains
Broadband Supply – Ask Agent
Mobile Coverage – Depends on provider
Heating – Gas Central Heating
Parking – Parking, Allocated
EV Charging – Ask Agent
Accessibility – Ask Agent
Coastal Erosion Risk – Ask Agent
Flood Risks – Has not flooded in the last 5 years, No flood defences
Mining Risks – Ask Agent
Restrictions – Ask Agent
Obligations – No restrictions, No private right of way, No Public right of way, No easements/servitudes/wayleaves
Rights and Easements – Ask Agent

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Floorplan

Ground Floor





Thank you for your interest

Feel free to contact us or submit a viewing request. Our dedicated property experts are available and ready to assist you.

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Jackson Grundy Estate Agents is a division of Jackson Grundy Ltd
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