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Flaxlands Court, Lings, NN3 8LX

£195,000 Terraced

3 1 1



Platinum Trusted Service Award

Based on service ratings over the past year

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Department: Sales

Tenure: Freehold



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Property Summary

Investment Purchase – Tenants in Situ paying ?1,100 PCM– Jackson Grundy are pleased to be the chosen agent to bring to the market a well presented three bedroom mid terrace home.

Features & Utilities

- ✓ Investment Opportunity
- ✓ Tenants In Situ - £1100 pcm
- ✓ No Chain
- ✓ uPVC Double Glazing
- ✓ Lounge/Dining Room
- ✓ Downstairs WC



Property Overview

Investment Purchase – Tenants in Situ paying £1,100 PCM – Jackson Grundy are pleased to be the chosen agent to bring to the market a well presented three bedroom mid terrace home. The accommodation comprises entrance hall, WC, kitchen/diner, lounge, three bedrooms and a family bathroom. The rear has an enclosed garden with patio area. The property would make an excellent family home and is offered to the market with no onward chain. Please call to arrange an internal inspection. EPC Rating: TBC. Council Tax Band: A

HALL

uPVC double glazed entrance door. Staircase rising to first floor with cupboard below. Doors to:

WC

Double glazed window to front elevation. Radiator. Wash hand basin and WC.

LOUNGE 4.11m x 3.31m (13'5" x 10'10")

Double glazed window to rear elevation. Radiator.

KITCHEN/DINING ROOM 6.10m x 3.63m (20' x 11'10")

Double glazed window to front elevation. Double glazed patio doors to rear elevation. Two radiators. Sink. Partially tiled. Integrated cooker, hob and extractor. Space for fridge/freezer and washing machine. Storage cupboard.

FIRST FLOOR LANDING

Storage cupboard. Access to loft space.

BEDROOM ONE 4.26m x 2.72m (13'11" x 8'11")

Double glazed window to rear elevation. Radiator.

BEDROOM TWO 4.28m x 2.62m (14' x 8'7")

Double glazed window to rear elevation. Radiator.

BEDROOM THREE 4.16m x 1.71m (13'7" x 5'7")

Double glazed window to rear elevation. Radiator.

BATHROOM

Double glazed window to front elevation. Radiator. Suite comprising wash hand basin, WC and bath with shower over. Part tiled.

OUTSIDE

FRONT GARDEN

Paved walkway to front door. Mature hedging around boundary.

REAR GARDEN

Fenced boundary. Paved area. Steps down to second paved area. Rear access via gate. Mature trees.

DRAFT DETAILS

At the time of print, these particulars are awaiting approval from the Vendor(s).

MATERIAL INFORMATION

Type – Terraced

Age/Era – Ask Agent

Tenure – Freehold

Ground Rent – Ask Agent

Service Charge – Ask Agent

Council Tax – Band A

EPC Rating – Ask Agent

Electricity Supply – Mains

Gas Supply – Mains

Water Supply – Mains

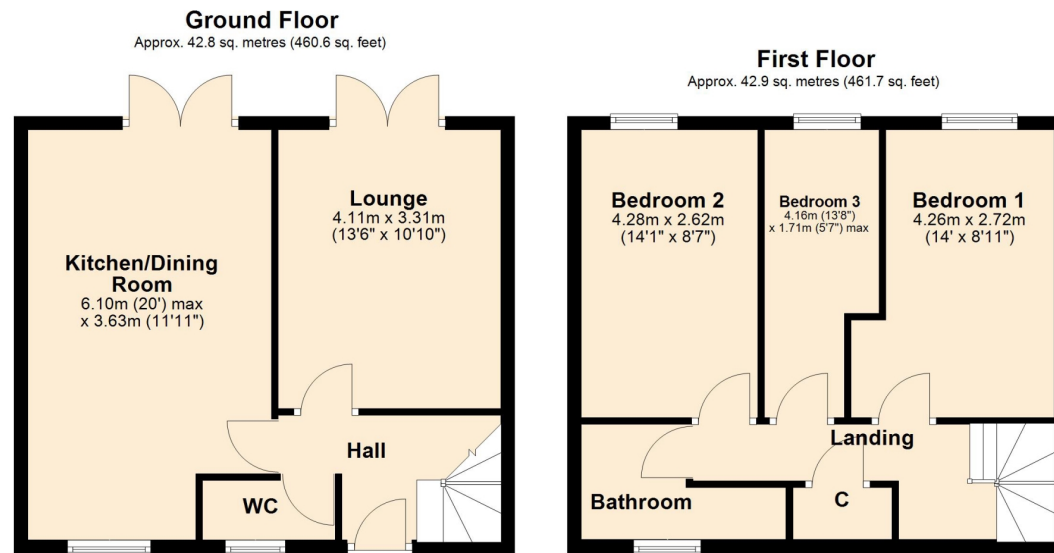
Sewerage Supply – Mains

Broadband Supply – Ask Agent
Mobile Coverage – Depends on provider
Heating – Gas Central Heating
Parking – Communal
EV Charging – Ask Agent
Accessibility – Ask Agent
Coastal Erosion Risk – Ask Agent
Flood Risks – Has not flooded in the last 5 years
Mining Risks – Ask Agent
Restrictions – Ask Agent
Obligations – Ask Agent
Rights and Easements – Ask Agent

AGENTS NOTES

i Viewings by appointment only through us 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.

Floorplan



Total area: approx. 85.7 sq. metres (922.3 sq. feet)



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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