



Thorps

Residential Sales

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Johns Court, Blaby, Leicester, Leicestershire. LE8 4DJ



First Floor Apartment
Heart Of Blaby Village
Refurbished Kitchen
Electric Heating



Two Double Bedrooms
Upvc Double Glazed Windows
Refurbished Kitchen
No Chain



Normal £112,500

Property Description

A deceptively spacious two bedroom first floor apartment. Situated in the heart of Blaby Village, within easy walking distance of all local amenities. Benefitting from being refurbished 2018 including Upvc double glazed windows, kitchen and bathroom. This property is being sold with no upward chain.

The accommodation briefly comprises of entrance hall, lounge, kitchen, two double bedrooms and family bathroom.

VIEWING IS HIGHLY RECOMMENDED TO APPRECIATE THE ACCOMMODATION ON OFFER.

Leasehold.

Lease start date 19th December 2017

Term 999 years.

Ground Rent. Peppercorn rent.

Service charge/building insurance. No service charge is payable, building insurance approximately £350.00 per annum.

Buyers legal advisor to confirm above.

Entrance Hall

Large entrance hall with electric heater and giving access to all rooms.

Lounge (15' 6" Max x 13' 9" Max) or (4.73m Max x 4.18m Max)

With Media wall, electric heater and window to the front elevation.

Kitchen (13' 9" Max x 6' 9" Max) or (4.18m Max x 2.06m Max)

With a range of base and wall mounted units, integral electric hob, electric oven, dishwasher, plumbing for washing machine, heated towel rail and sky light.

Bedroom 1 (14' 8" Max x 9' 9" Max) or (4.47m Max x 2.96m Max)

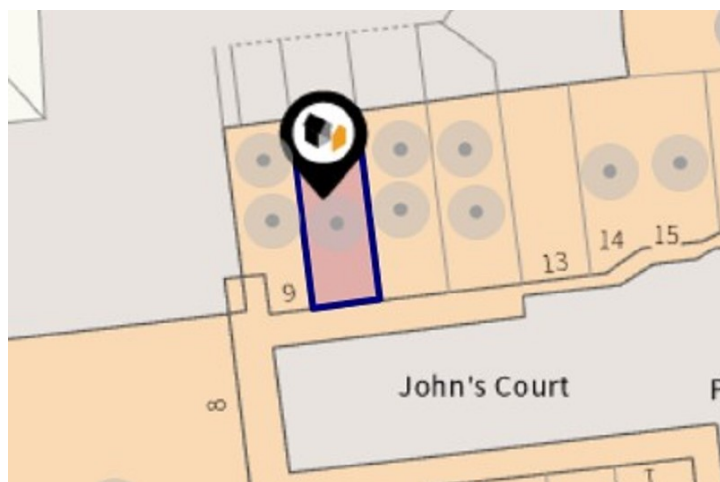
With window to the rear elevation and electric heater.

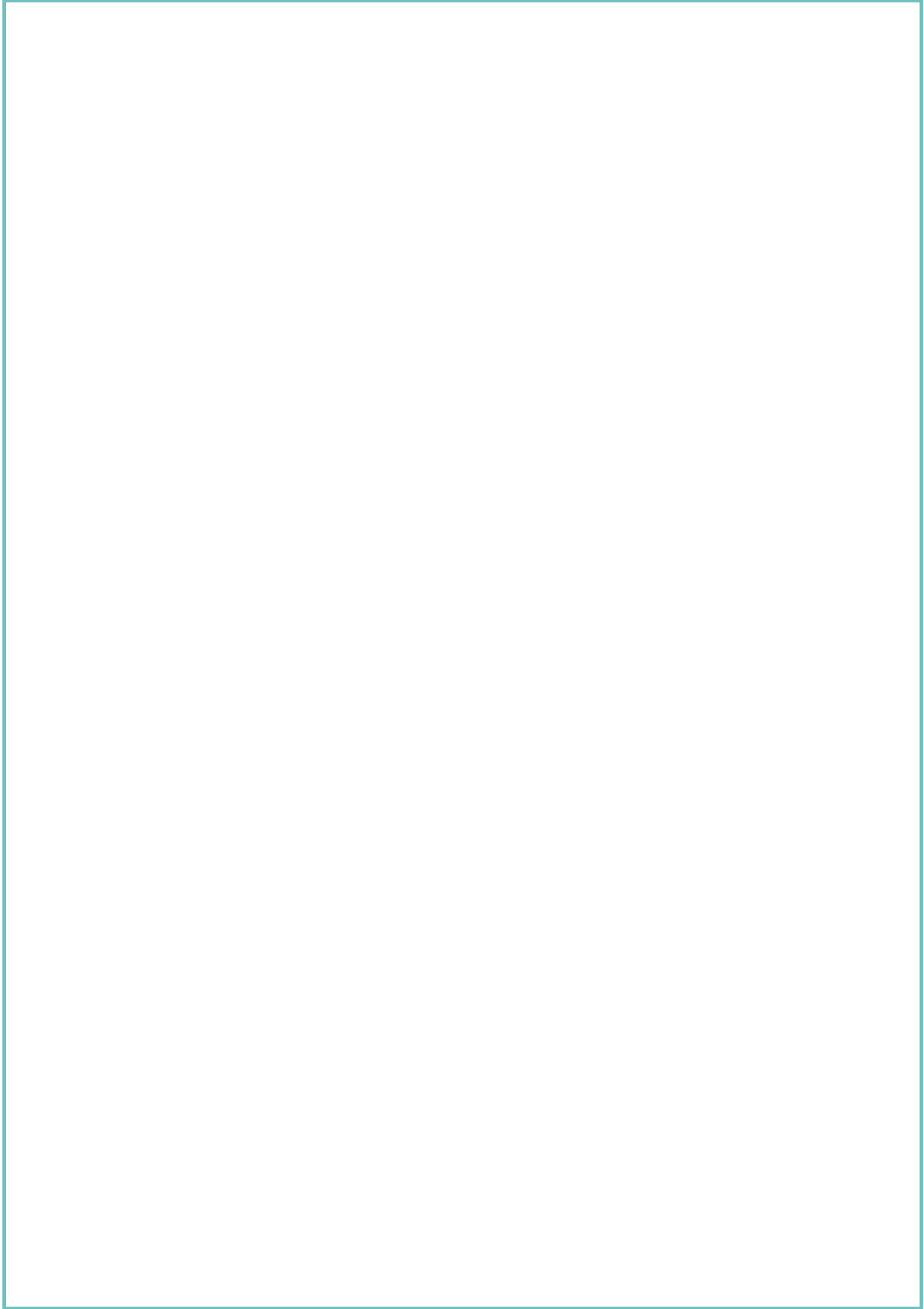
Bedroom 2 (14' 8" Max x 7' 2" Max) or (4.47m Max x 2.19m Max)

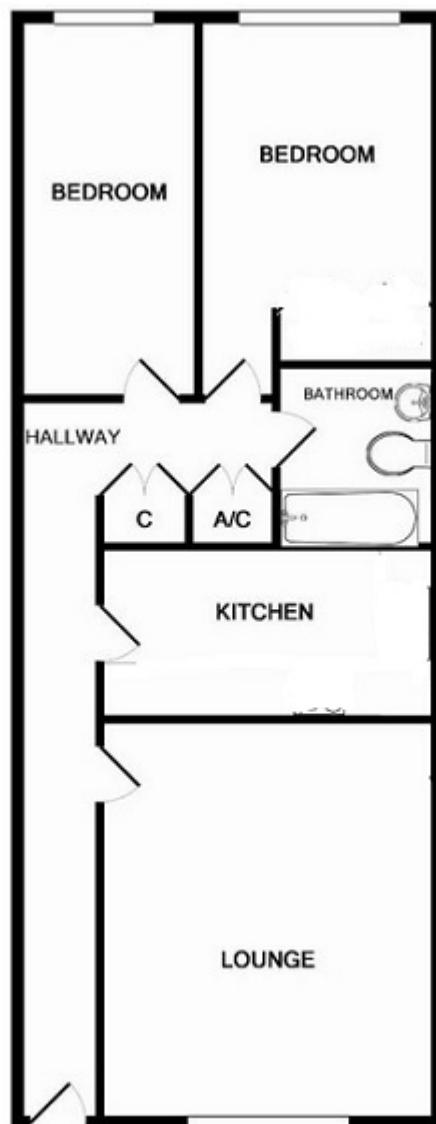
With window to the rear elevation and electric heater.

Bathroom (6' 11" Max x 6' 3" Max) or (2.11m Max x 1.90m Max)

With suite comprising of low flush wc, wash basin with back to wall furniture, bath with shower over and electric towel rail.







NOTE

THORPS ESTATE AGENTS HAVE NOT TESTED THE HEATING SYSTEM OR ANY SERVICES IN THE PROPERTY AND THEREFORE RECOMMEND THAT ANY INTERESTED PURCHASER SATISFY THEMSELVES WITH REGARDS TO THE OPERATION AND CONDITION PRIOR TO ENTERING INTO A LEGAL COMMITMENT TO PURCHASE.



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