



Cobbett Court, Highworth, SN6 7AE

£170,000
(Leasehold)

Hanley's

Cobbett Court Highworth SN6 7AE

Situated on the second floor of this popular development for the over 60's, this two bedroom flat is offered for sale with NO ONWARD CHAIN, with the accommodation comprising: entrance hall with two storage cupboards and spacious airing cupboard, living/dining room with views over roof-tops, fitted kitchen with integrated oven, hob, extractor, fridge and freezer, shower room, two bedrooms; one with double fitted wardrobe. The property benefits from night storage heating, and double glazing. Further benefits of Cobbett Court include elegant residents' lounge, laundry, communal gardens, residents' parking, Call-Care help line and on-site house manager. Cobbett Court is situated within a short level walk of the High Street and Market Place and a bus stop is also close by.

Leasehold property. A lease of 125 years was granted from 2007. There is a ground rent charge of £247.50 paid twice a year and a current maintenance charge of £2382.17 paid twice a year.



1 Shower Room



2 Bedrooms



1 Reception

EPC: B 83

Council Tax Band: C

Tenure: Leasehold

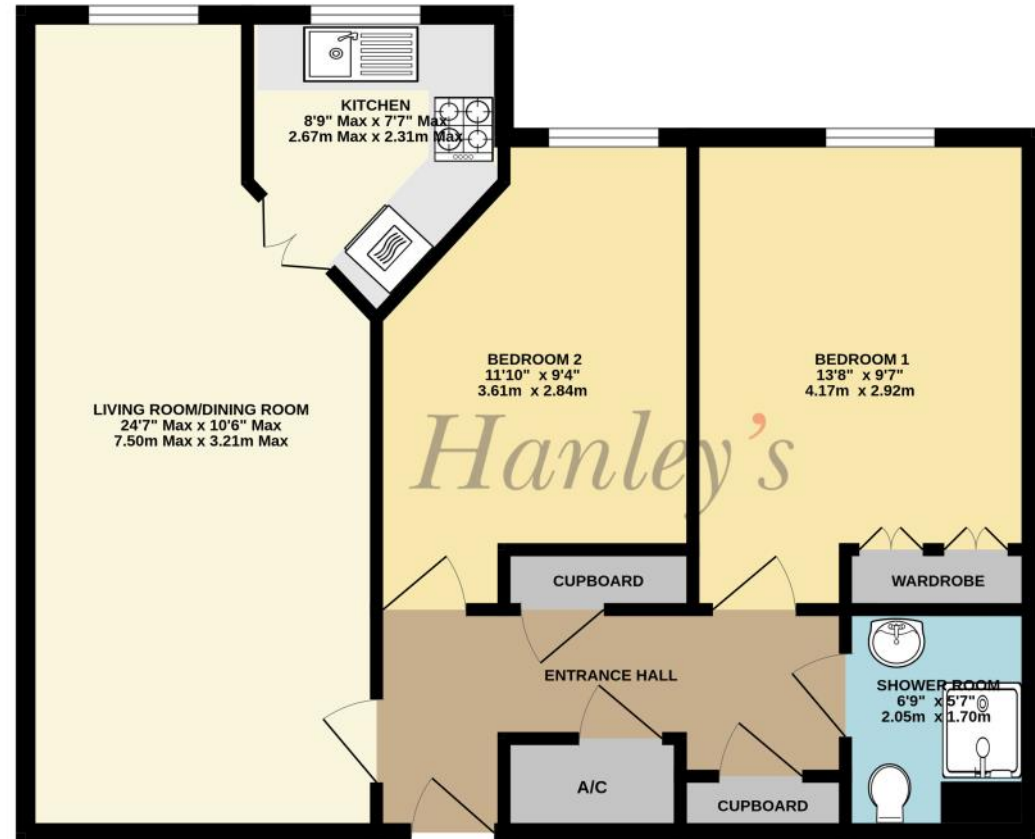


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Residents' communal areas

682 sq.ft. (63.4 sq.m.) approx.



TOTAL FLOOR AREA : 682 sq.ft. (63.4 sq.m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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