

Bychoice

ESTATE AGENTS



North Street, Sudbury

£850

Property Summary

Modern one-bedroom apartment within Sudbury's town centre is available this now. Complete with open plan living room and kitchen with appliances built in. Views over Sudbury and off-road parking for 1 car available. Please call Bychoice to arrange a

- Available Now
- Second Floor Apartment
- Kitchen Appliances Included
- Off-Road Parking
- Close to Local Amenities
- Open Plan Living Area



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AGENTS NOTE

Unfortunately, the landlord cannot accept pets or children in this property.

ENTRANCE HALL

STORAGE

Cupboard containing hot water tank.

LIVING ROOM/KITCHEN

20'6" x 25'10" (6.25 m x 7.87 m) The kitchen has light grey matching wall and base units with work surface over, sink with drainer, integrated four ring hob with extractor hood over, integrated electric oven, built in fridge and freezer, built in washing machine. Living area with Juliete Balcony doors.

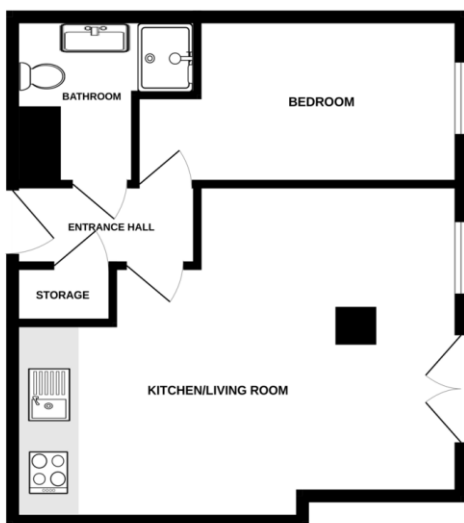
BEDROOM

13'10" x 13'11" (4.22 m x 4.24 m) Wall mounted electric radiator. Window.

BATHROOM

15'2" x 9'7" (4.62 m x 2.92 m) Low level flush WC enclosed within white high gloss finish vanity unit with large basin, shower cubicle with sliding screen, wall mounted mirrored medicine cabinet.

GROUND FLOOR
460 sq.ft. (42.7 sq.m.) approx.



TOTAL FLOOR AREA: 460 sq.ft. (42.7 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of floors, walls, rooms and other areas 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 fixtures, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Floor wall heights: 2550mm

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B	86	88
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		

Additional Information

Tenure:

Council Tax Band:

Local Authority:

Post Code: CO10 1AQ

Viewings by appointment only

Tel: 01787 468408

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not to be relied upon and potential buyers are advised to recheck the measurements.