



## Buy-

## A fabulous two bedroom apartment in the City Centre

## — from Spencer.

- · City centre location
- · Ground floor apartment
- · Two double bedrooms
- · Two bath/shower rooms
- · Open plan kitchen living
- · Integrated appliances
- · Beautifully presented
- · Converted in 2017
- · EPC rating E
- · Double glazed sash windows











Offers Around

£165,000

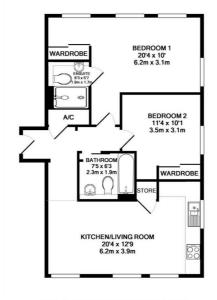








## Floorplan



TOTAL APPROX. FLOOR AREA 732 SQ.FT. (68.0 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, norms and any other irems are approximate and no septicibility is taken for any error, omission, or mis-ablement. It may enter a useful to the contract of the proposed to be used as such by any prospective purchaser. The services, systems and appliances shown have note the sets and no quarantee as to their operability or efficiency can be given.



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All enquiries and negotiations conducted via the Spencers office. We are obliged under the Estate Agent Act 1991 to qualify all offers and an independent mortgage consultant will speak to you to substantiate your details. The particulars are set out as a general outline only for guidance and do not constitute part of an offer or contract. Measurements are given in good faith and believed to be correct. Any prospective buyer should satisfy themselves as to the correctness of all statements and should not rely on them as representation of fact. no person in the employment of Spencers has any authority to make or give representation or warranty whatever in relation to this property.

Viewing: Via the Agents

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