



Ryder Court Killingworth

- Top Floor Apartment
- Open Plan Living
- Two Bedrooms
- Newly Refurbished Bathroom
- Immaculate Condition

£ 129,950 Offers Over



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Ryder Court

Killingworth

PROPERTY DESCRIPTION

Welcome to this immaculate top floor apartment with stunning lake views. This property is ideal for couples and singles looking for a stylish and comfortable home.

Upon entering, you will be greeted by an open-plan reception room with large windows, allowing plenty of natural light to flood the space. The modern kitchen features wood countertops and the latest appliances, making it a dream for any aspiring chef.

The flat boasts two bedrooms, making it perfect for those who desire additional space. The master bedroom includes built-in wardrobes, providing ample storage for all your belongings. The second bedroom is a comfortable double room, suitable for guests or as a home office space.

The bathroom has been newly refurbished and features a luxurious rain shower. You will also find a heated towel rail, adding a touch of warmth and comfort.

Located in a peaceful area, this property offers easy access to public transport links and local amenities, ensuring you have everything you need within reach. In addition to its stunning lake views, this flat also offers unique features such as an open-plan layout, creating a spacious and inviting atmosphere. There is also a communal garden to the side of the property as well to loft access for storage.

Overall, this immaculate flat is a wonderful opportunity for couples seeking a stylish and comfortable home. Don't miss out on the chance to make this property yours and enjoy the tranquility and convenience it has to offer.

Living Room: 11'08" x 18'06" - 3.56m x 5.64m

Kitchen: 11'00" x 11'04" - 3.35m x 3.45m

Bedroom One: 9'00" x 16'06" - 2.74m x 5.03m

Bedroom Two: 6'11" x 12'11" - 2.11m x 3.94m

Bathroom: 6'06" x 7'02" - 1.98m x 2.18m

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Gas Mains

Broadband: Satalite

Mobile Signal Coverage Blackspot: No

Parking: Allocated Parking Bay

MINING

The property is not known to be on a coalfield and not know to be directly impacted by the effect of other mining activity. The North East region is famous for its rich mining heritage and confirmation should be sought from a conveyancer as to its effect on the property, if any.

TENURE

Leasehold. It is understood that this property is leasehold. Should you decide to proceed with the purchase of this property, the Tenure and associated details and costs must be verified by your Legal Advisor before you expend costs.

Length of Lease: 155 years from March 2014

Ground Rent: £100 per annum.

Service Charge: £120 per month

COUNCIL TAX BAND: A

EPC RATING: B

FH00008575.SD.SD/1/24.V.1



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Money Laundering Regulations – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.

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