



Chareway | Hexham | NE46

£65,000

One bedroom apartment in central Hexham location.

ROOK
MATTHEWS
SAYER



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GROUND FLOOR FLAT

UPVC DOUBLE GLAZED

ONE BEDROOM

CENTRAL LOCATION

NO ONWARD CHAIN

COMMUNAL GARDENS

GAS CENTRALLY HEATED

VALUE ADDING PROJECT

For any more information regarding the property please contact us today

PROPERTY DESCRIPTION:

Ground floor purpose-built apartment offered with no onward chain.

Suitable to a wide cross section of buyers including first time purchase and investment market.

(Anticipated cross yield twelve percent plus)

Gas centrally heated and UPVC double glazed the layout comprises: entrance lobby, open plan living room/kitchen, inner hall, double bedroom and bathroom.

Externally, there is a large central grassed communal garden for use of all residents.

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INTERNAL DIMENSIONS

Living Room: 12'1 into alcove x 10'2 (3.86m x 3.10m)

Kitchen: 11'10 x 7'8 (3.61m x 2.34m)

Bedroom: 12'1 x 11'1 @ max point (3.68m x 3.38m)

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains

Broadband: Fibre (assumed)

Mobile Signal Coverage Blackspot: No

Parking: On Street

MINING

The North East region is famous for its rich mining heritage and therefore it will be beneficial to conduct a mining search. 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: 125 years from 2001

Ground Rent: £10

COUNCIL TAX BAND: A

EPC RATING: TBC

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"Floorplan In Progress"

"EPC in Progress"

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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.

