

Fish Street, Worcester City Centre, WR1 2HN

£180,000

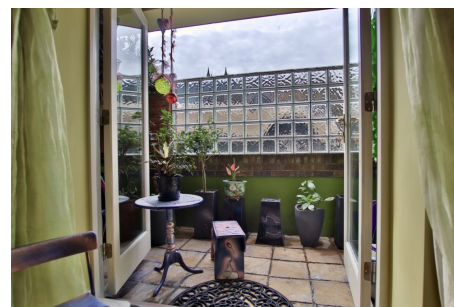
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Located in a long established street, in the centre of the historic City of Worcester and close to the tranquil walks by the River Severn is Fairfax House, designed by award winning architects and built by the prestigious builder, Roland Jones Homes, in 2002.

Telephone: 01905 616330
Email: info@sheltonandlines.co.uk
37 Droitwich Road, Worcester, WR3 7LG

 **Shelton & Lines**
ESTATE AGENTS

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Property Description

The apartment is located on the ground floor, is a one sixth share of freehold with a lease of 979 years remaining. The living area is somewhere for you to relax with the added benefit of double doors opening up to your own outside seating area and there is also the perfect sized kitchen too, this room allows you to potter, cook or simply just put your feet up.

There are two bedrooms, the main bedroom having a double-doored fitted, ceiling-to-floor wardrobe/cupboard and there is also a beautiful shower room too having a curved wall which really shows off the inimitable nature of this wonderful apartment.

CityFibre Internet service which can provide hyperfast internet access up to 900MBS is available in the area.

Share of Freehold 1/6th Share

Lease Remaining 979 Years

Annual Service Charge £850 (No Ground Rent)

Council Tax Band B - Worcester Council

Entrance Hall

Living Area - 12' 2" x 11' 5" (3.71m x 3.48m)

Kitchen Area - 10' 7" x 7' 6" (3.23m x 2.29m)

Bedroom 1 - 14' 5" x 9' 7" (4.39m x 2.92m)

Bedroom 2 - 11' 9" x 6' 8" (3.58m x 2.03m)

Shower Room

Enclosed Seating Terrace

Agents Note - Please note that a Buyers Fee of £480 including VAT is payable at the point of an offer being accepted to Shelton & Lines – for terms and conditions please see Shelton & Lines website under the Sales Tab and "Buyer's Info" page.

General Information - Whilst we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property. Accordingly, if there is any point which is of particular importance to you please contact the office and we will be pleased to check the position for you, especially if you are travelling some distance to view the property. **FIXTURES AND FITTINGS** All items not specifically mentioned within these details are to be excluded from the sale. Any mention of services/appliances within these details does not imply they are in full and efficient working order and no testing has been done by the Agent.

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FloorPlans



While every effort has been made to ensure the accuracy of the floorplan, the floorplan is not a guarantee of the actual dimensions of the property. The floorplan is for information only and should not be used as a basis for any purchase or other transaction. The floorplan is not a guarantee of the actual dimensions of the property. The floorplan is for information only and should not be used as a basis for any purchase or other transaction.