



Well presented, 3 bedroom maisonette ideally situated close to shops, schools, recreation facilities and extensive countryside walks. This spacious apartment is approximately a 30 minutes' walk to both the Old Town and the New Town with it's mainline station to London Marylebone with fast trains of less than 25 mins.

Stairs rise to the first floor and to the covered walkway to no 25. The front door opens into the spacious entrance hall with under stairs cupboard, separate deep coats cupboard and cloakroom.

The beautifully and recently refitted kitchen has a comprehensive range of base units with wooden worktops and there are contrasting eye level cabinets. Integrated appliances include a four ring gas hob, extractor and double oven. There is space for a freestanding fridge/freezer and space and plumbing for a washing machine. It is a wonderfully light and bright room with views over the recreation grounds to the front.

The sitting/dining room is a well-proportioned room flooded with natural light from the large windows and French doors which lead to the balcony. The balcony offers views over the communal gardens beyond and is a perfect spot to enjoy the afternoon sun and sunsets.

Stairs rise to the first floor landing with loft access and airing cupboard housing the Combi gas fired boiler.

The master bedroom has a comprehensive range of built-in wardrobes. Bedroom two is another good sized double room with views of the communal gardens and bedroom three is a large single room currently being used as an office.

The beautifully refitted family shower room has a white suite of wc, wash hand basin and walk-in shower unit.

To the outside of the property there is an allocated storage cupboard and ample street parking.

EPC: C Directions: Sat Nav HP9 1DX

Important Notice

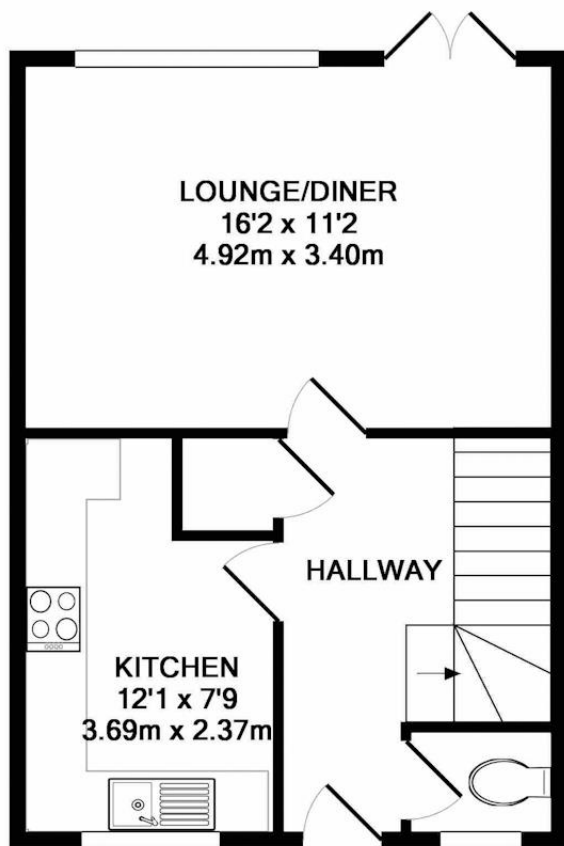
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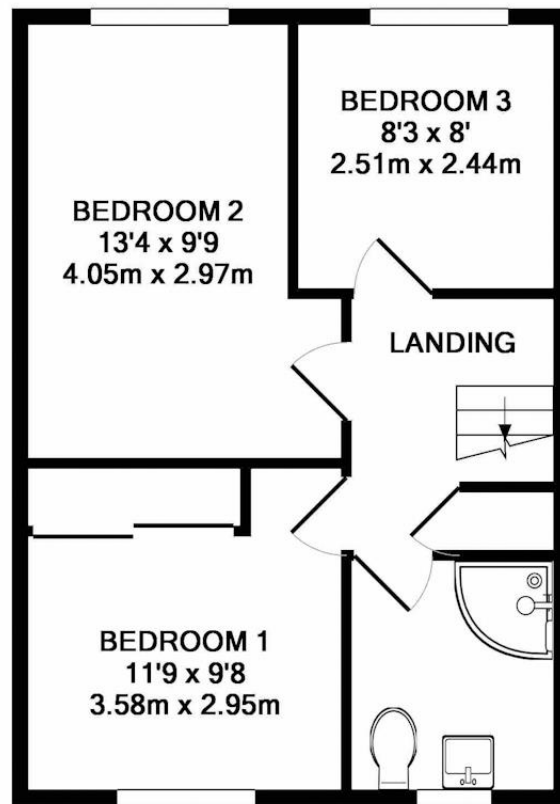
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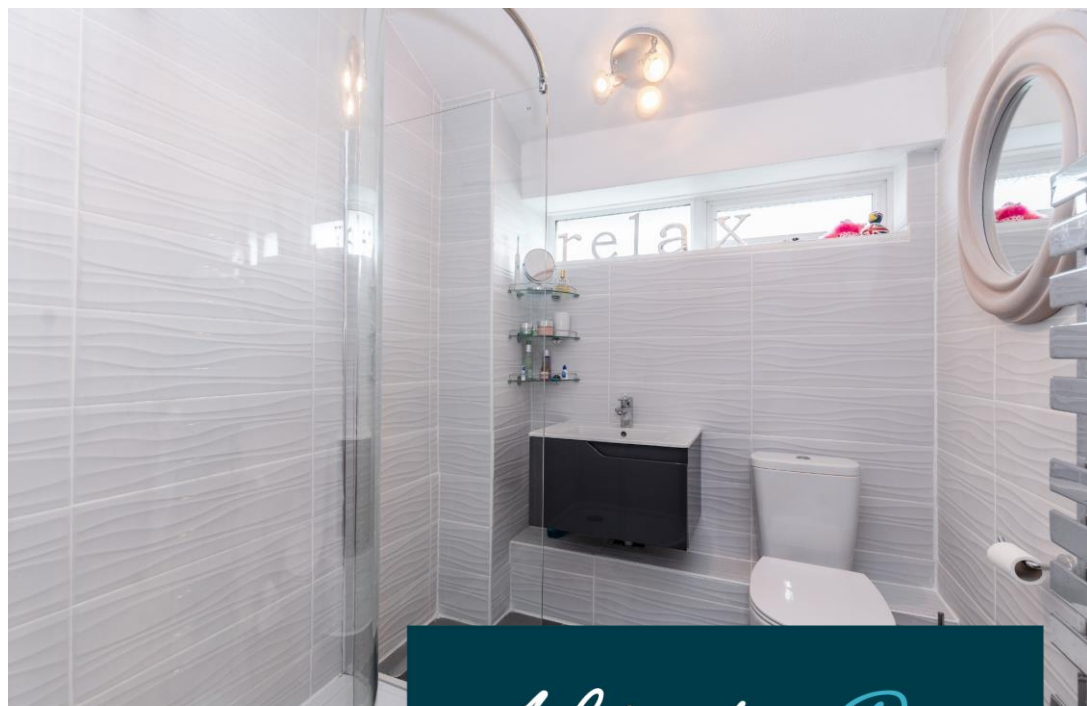
1ST FLOOR
APPROX. FLOOR
AREA 376 SQ.FT.
(34.9 SQ.M.)



2ND FLOOR
APPROX. FLOOR
AREA 376 SQ.FT.
(34.9 SQ.M.)

TOTAL APPROX. FLOOR AREA 751 SQ.FT. (69.8 SQ.M.)

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