

Connells

Arnoldfield Court
Grantham

Arnoldfield Court
Grantham NG31 8GL

for sale
£80,000







Property Description

This is a fantastic example of a One bedroom retirement property. Boasting fantastic space inside this property is not one you want to miss.

Internally the property boasting a living area, bedroom, kitchen and a bathroom. While also offering a fantastic location being not far away from Grantham town centre.

This property is a fantastic opportunity for a downsizer, giving you the perfect balance of low maintenance living while not compromising on space.

Living Room
16' 8" x 136' (5.08m x 41.45m)
Kitchen
9' 5" x 6' 8" (2.87m x 2.03m)
Bedroom
15' 9" x 8' 10" (4.80m x 2.69m)
Hall

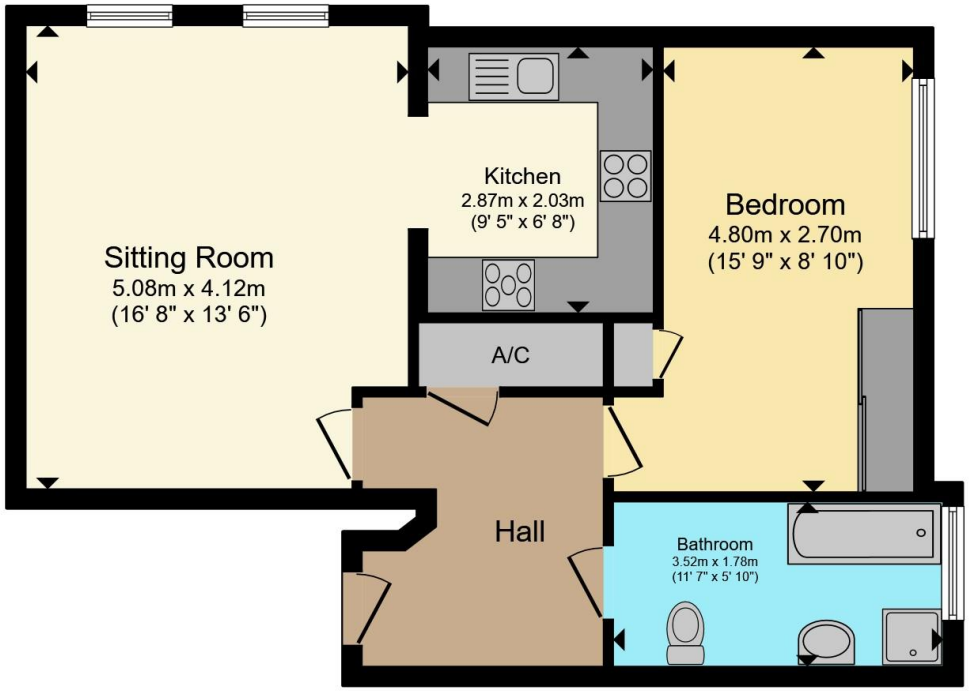
Bathroom

Agent Note

'Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.'







Ground Floor

Total floor area 57.9 m² (623 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io





To view this property please contact Connells on

T 01476 590 050
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2 Watergate
GRANTHAM NG31 6PR

EPC Rating: E

Council Tax Band: B

Service Charge: Ask Agent

Ground Rent: Ask Agent

Tenure: Leasehold

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This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce 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. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.