

Cranwell Road, Locking Parklands, Weston-Super-Mare,
Somerset. BS24 7LX

£210,000 Leasehold

FOR SALE



HOUSE FOX
ESTATE AGENTS

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PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENTS... this exceptional two-bedroom, first-floor apartment, available in immaculate condition. Situated on the outskirts of the highly sought-after Locking Parklands, this modern property was constructed in 2019 and is offered with no onward chain. The apartment boasts high-quality finishes throughout, featuring a spacious entrance hall, a contemporary family bathroom with a stylish three-piece suite, and an open-plan kitchen and living area that offers a bright and airy space, perfect for entertaining. The accommodation also includes two generously sized double bedrooms and a terrace with scenic views of the surrounding fields and greenery. Externally, the property benefits from two allocated parking spaces in the communal car park. Given the rarity and high demand for first-floor apartments in such excellent condition, House Fox Estate Agents expect significant interest. We encourage you to arrange an early viewing by contacting one of our property experts.

FEATURES

- 360 VIDEO TOUR AVAILABLE
- Two Double Bedrooms
- No Onward Chain Complications
- First floor apartment
- Immaculate Presentation Throughout
- Two Allocated Parking Spaces
- Balcony off the main living space
- Remainder of NHBC guarantee
- EPC- B



ROOM DESCRIPTIONS

Communal Entrance

Fully secure private entrance to front, key access into communal hallway with stairs rising to first floor

Entrance Hall

doors to bathroom, both bedrooms and living area and door entry phone.

Bathroom

Low level WC, pedestal wash hand basin, paneled bath with shower screen and shower above, heated towel rail, obscure double glazed window to rear

Bedroom One

3.77m x 2.92m (12' 4" x 9' 7")
Full length UPVC double glazed window to rear aspect, radiator and built in wardrobe.

Bedroom Two

3.16m x 2.34m (10' 4" x 7' 8")
UPVC double glazed full length windows to rear aspect, radiator.

Living Room/Kitchen/Dining Area

5.91m x 4.59m (19' 5" x 15' 1")
UPVC double glazed sliding doors to balcony area, UPVC double glazed windows to side aspect, range of wall and base units inset sink and drainer with mixer taps over, integrated dish washer, integrated hob with oven under, integrated washing machine, integrated fridge freezer, radiator.

Balcony

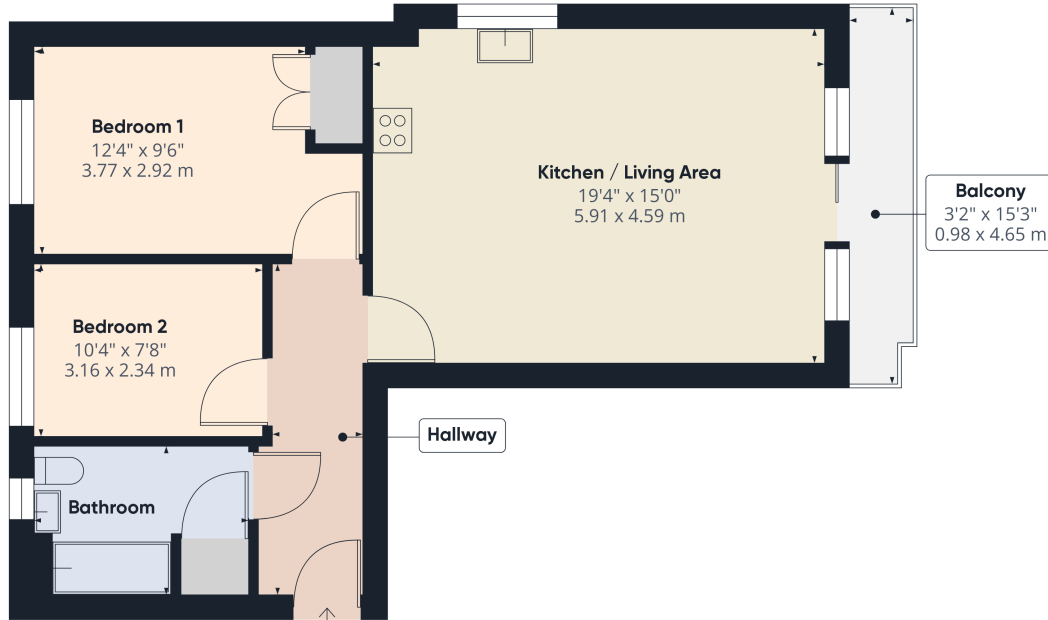
Enclosed balcony with glass surround.

Parking

Off road parking for two cars



FLOORPLAN & EPC



Approximate total area⁽¹⁾
 652.94 ft²
 60.66 m²

Balconies and terraces
 47.68 ft²
 4.43 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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