



Elgar Place

Sullivan Court, Biggleswade,
Bedfordshire, SG18 8SQ
Leasehold OIRO £225,000

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An extremely well presented and modern two-bedroom, chain free first floor apartment which is situated on the ever-popular Kings Reach development within a prime location for local amenities. This property boasts spacious accommodation comprising of open plan lounge/diner with Juliet balcony, integrated kitchen, two spacious bedrooms, en-suite to master and a separate family bathroom. Externally the property provides two parking spaces, and a bike shed. A fantastically located property making it an ideal purchase for any first-time buyer or investor!!

- › Popular Kings Reach location
- › Lounge/Diner with Juliet balcony
- › Modern fitted kitchen
- › Two Bedroom Apartment
- › En-suite to master bedroom & family bathroom
- › 2 Allocated parking spaces
- › Chain Free
- › EPC Rating B
- › Council Tax Band B







Approximate Gross Internal Area = 62.5 sq m / 673 sq ft

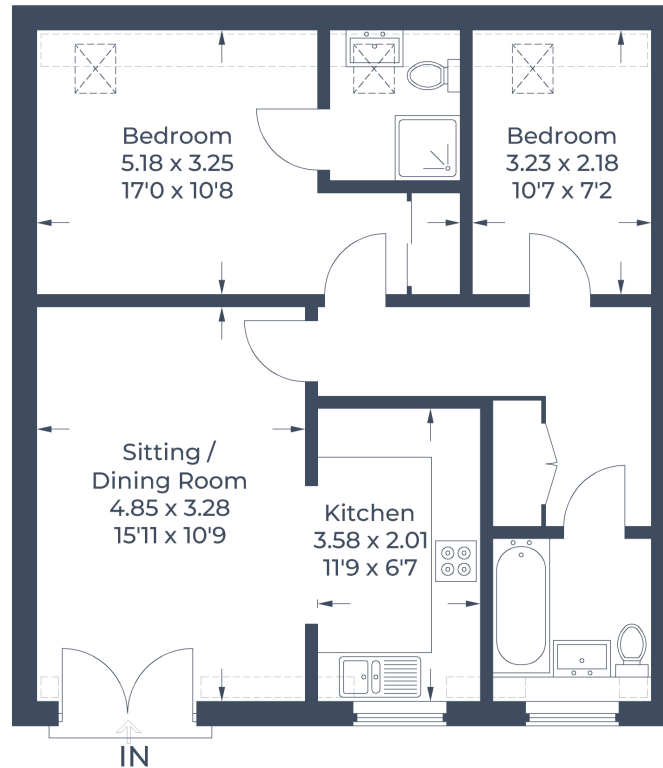


Illustration for identification purposes only,
measurements are approximate, not to scale.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	84	84
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
	EU Directive 2002/91/EC	

All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given and that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure

Viewing by appointment only

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