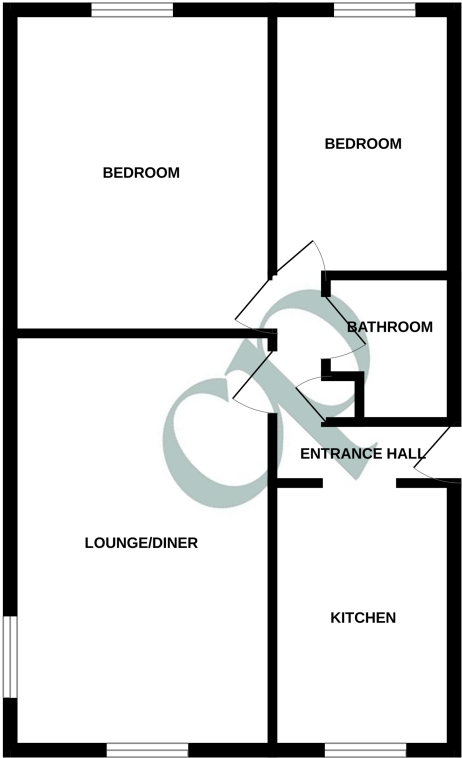




9, Katherines Court
Amptill, Bedfordshire,
MK45 2LT
£175,000

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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

Country Properties | 1, Church Street | MK45 2PJ
T: 01525 403033 | E: amptill@country-properties.co.uk
www.country-properties.co.uk

country
properties

A two bedroom ground floor apartment, within walking distance of the historic town of Ampthill, being offered with no onward chain and the added benefit of a garage.

- Separate kitchen and lounge.
- Double glazing throughout.
- Benefitting from a garage.
- Two bedrooms and one bathroom.
- 51 years remaining on the lease.
- Cash buyers and investment buyers only.

Ground Floor

Communal Entrance Hall
Communal security entrance hall.
Entrance Hall
Entrance door to front, airing cupboard housing hot water tank.

Lounge
17' 5" x 10' 8" (5.31m x 3.25m) Two double glazed windows, two electric radiators.
Kitchen
10' 8" x 7' 5" (3.25m x 2.26m) A range of base and wall mounted units, 1.5 basin stainless steel sink and drainer, electric hob with oven under and extractor hood over, space for appliances, double glazed window.
Bedroom One
13' 0" x 10' 8" (3.96m x 3.25m) Double glazed window, electric radiator.
Bedroom Two
11' 3" x 8' 2" (3.43m x 2.49m) Double glazed window, electric radiator.



Bathroom

A suite comprising of a panelled bath with electric shower over, low level WC, wash hand basin, towel rail.

Outside

Garage

Single garage en-bloc.

