

Apartment 1.7, Thorngate House, St. Swithins Square, Lincoln, Lincolnshire

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



Total area: approx. 71.4 sq. metres (768.7 sq. feet)



Apartment 1.7, Thorngate House, St. Swithins Square, Lincoln, Lincolnshire, LN2 1HA

£199,950 Leasehold

Situated in the popular Thorngate house and offering a city centre position this TWO DOUBLE bedroom 1st floor apartment is enhanced by residents parking, a large balcony and NO CHAIN, this is a must be seen home.

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TWO DOUBLE BEDROOM 1ST FLOOR APARTMENT | CITY CENTRE LOCATION | NO ONWARD CHAIN | LARGE BALCONY | MUST BE VIEWED TO FULLY APPRECIATE

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ACCOMMODATION

Entrance Hall - Approached by a composite door with a double cloak cupboard, airing cupboard and wall mounted electric heater.

Kitchen Living Room - 23'7" x 11'2" (7.2m x 3.4m) Window to side aspect, French doors with 2 full height side windows to side aspect leading to the balcony.

the kitchen area is fitted with a generous range of base, eye level and larder units with bevel edged work surfacing over, ceramic hob, one and a half bowl stainless steel sink, built in dishwasher and fridge/freezer.

Utility cupboard with plumbing for washing machine.



Master Bedroom - 14'4" x 8'8" (4.37m x 2.64m) Window to rear aspect, wall mounted electric heater, built in double wardrobe.



En-Suite Shower Room - Fitted with a 3 piece suite comprising corner shower cubicle with mains fed shower, close coupled WC, pedestal hand wash basin, chrome heated towel radiator, extractor.

Bedroom 2 - 9'2" x 9'1" (2.8m x 2.77m) Window to rear aspect, built in double wardrobe, wall mounted electric heater.

Bathroom - Being fitted with a 4 piece suite comprising corner panelled bath with mixer tap, separate corner shower cubicle with mains fed shower over, pedestal hand wash basin, chrome heated towel radiator, contemporary wood effect flooring.



Balcony - 16'8" x 12'9" (5.08m x 3.89m) A spacious decked balcony with glass balustrade.

Parking - The property offers secure residents parking.

LOCAL AUTHORITY

Lincoln City Council, Lincoln

TENURE

Leasehold

COUNCIL TAX BAND

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