



Jefferson Place, Fernie Street, Green Quarter

Offers In Region Of £240,000

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FUNDING IN PLACE - BUILDING SAFETY ACT LANDLORD CERTIFICATE IN PLACE

Ideally located in the Green Quarter, Jefferson Place by Crosby Homes benefits from stunning communal gardens all set around an impressive water feature and landscaped lawns and borders - a tranquil

In brief the property comprises : Communal entrance with lifts to all floors, private entrance hallway with large storage cupboard, open plan living area with balcony, fitted kitchen with integrated appliances, main double bedroom with en suite shower room, further double bedroom and main bathroom with shower over the bath. PLUS SECURE ALLOCATED PARKING.

Service Charge - £2748

Ground Rent - £250

Term - 150 years from 2006 with 132 years remaining



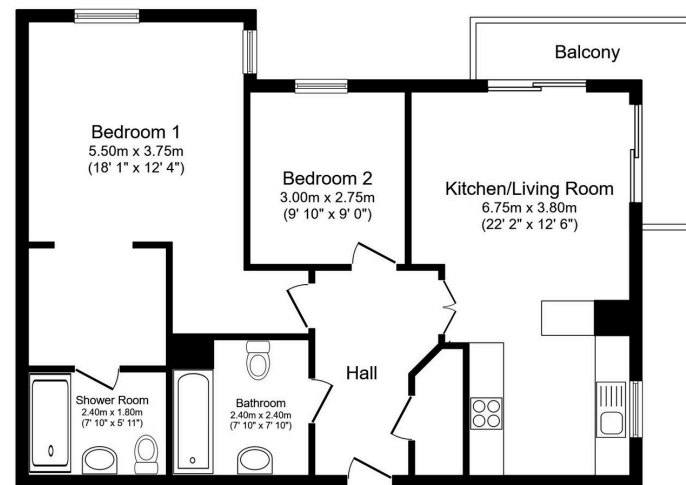


Floor Area
799 sq. ft.

Tenure
Leasehold

Service Charge
£2748 per annum

Ground Rent
£250 per annum



Total floor area 74.3 sq.m. (799 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).
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Energy Efficiency Rating

	Current	Potential
Very energy efficient – lower running costs		
(92 plus) A		
(81-91) B		84
(69-80) C	75	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient – higher running costs		
England & Wales	EU Directive 2002/91/EC	

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