



301 QUEENS COURT, RAMSEY, IM8 1LF

NEW PRICE - Highly Competitively Priced Third Floor Purpose Built Apartment with Lounge, Kitchen, 2 Bedrooms, Shower Room, Balcony

For Sale - £75,000

PROPERTY SUMMARY

Price:	£75,000
Type:	Apartment
Status:	For Sale
Area:	NORTH, Ramsey
Bedrooms:	2
Reception Rooms:	1
Bathrooms:	1

FULL DESCRIPTION

301 QUEENS COURT, RAMSEY, IM8 1LF

Accommodation

Communal Entrance Porch. Security intercom system to individual apartments.
Communal Entrance Hall. Stairs or Lift to all floors.

Hallway

Carpeted. Wall light. Smoke alarm. Coved ceiling.

Lounge (16'8 x 13'10 Maximum)

Aluminum patio doors onto north facing enclosed balcony. Window to side with sea views.

Balcony

Now fully enclosed.

Kitchen (6'6 x 8'8)

Range of white high gloss base and wall mounted units with. Stainless steel sink. fully fitted stainless steel oven and electric hob. Space and plumbing for washing machine. Fire blanket. Smoke detector.

Shower Room (6'6 x 4'8")

Bath with shower over. wash hand basin with vanity unit. Shelving. Mirror. Extractor fan. Radiator. Large airing cupboard.

Separate W.C. (3'6 x 5')

Modern white low flush w.c. and pedestal wash hand basin. Extractor fan. Wall mounted light.

Bedroom 1 (L-shaped 16' x 9')

Good double size bedroom. Fitted double wardrobe and single wardrobe. Wall lights. Coved ceiling. Radiator. Telephone point.

Bedroom 2 (9'9 x 6'2 Maximum)

Wall mounted lighting. Radiator.

Inclusions

Charges for Apartment 301 (includes heating and hot water costs, maintenance and communal cleaning):-

Service Charge: November 2016 to May 2017 - £1,100

Sinking Fund: November 2016 to May 2017 - £500

Ground Rent: November 2016 to May 2017 - £54.28

Rateable Value: £116

Rates Payable: £787.33

AT A GLANCE

Type: Apartment

Status: For Sale

Price: £75,000

Area: NORTH,
Ramsey

INSIDE

Bedrooms: 2

Reception Rooms: 1

Bathrooms: 1

En-suite: 0

Windows: Double Glazed

Heating: Oil Fired
Heating

Furnished: No

OUTSIDE

Garage:

Front Garden: None

Rear Garden: None

Acreage: 0

Outbuildings: No

WHO TO CONTACT



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Cowley Groves Ramsey

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Services

Mains water, electricity and drainage. Central heating and hot water provided by a communal boiler (the cost of which is included in the service charge)

Situation

Queens Court is situated between St Paul's Square and Queens Promenade, Ramsey

Offers

All offers and negotiations through the offices of Cowley Groves & Co. Ltd.

Viewing

Strictly by appointment through the Agents, Cowley Groves & Co. Ltd. 9 Parliament Street, Ramsey, IM8 1AS.

GALLERY

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LOCATION

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