



Helping *you* move



7 The Brampton, Market Drayton, TF9  
1EJ

A Modern One Bedroom First Floor Apartment with Communal  
Gardens and Allocated Parking.

Offers In Region Of  
**£95,000**



### Overview

- Modern First Floor Apartment
- Ideal Investment Opportunity as Currently Tenanted
- Entrance Hall, Landing
- Kitchen, Lounge with Juliet Balcony
- Double Bedroom, Bathroom
- Allocated Parking, Communal Garden
- Conveniently Close to Town Centre
- Council Tax Band - A, EPC Rating - C



### Brief Description

PROPERTY Being offered with No Upward Chain, this modern First Floor One-Bedroom apartment is conveniently located for Market Drayton town centre.

This apartment is set on a small development of similar properties and has the benefit of communal Gardens and Parking areas. A private entrance leads to the stairs up to your Landing. The Living Accommodation offers you a Kitchen with a range of modern units with integrated oven and hob, plumbing for automatic washing machine and recess for fridge. and a Lounge with Juliet Balcony overlooking the communal garden to the rear of the property. Completing the accommodation is a Double Bedroom and a modern Bathroom.

### Location

%location\_title[b,br]%



Your **Local** Property Experts

01630 653641

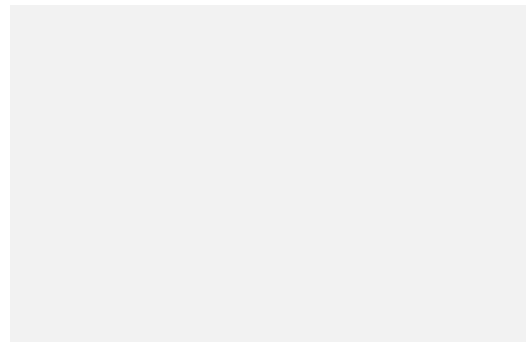
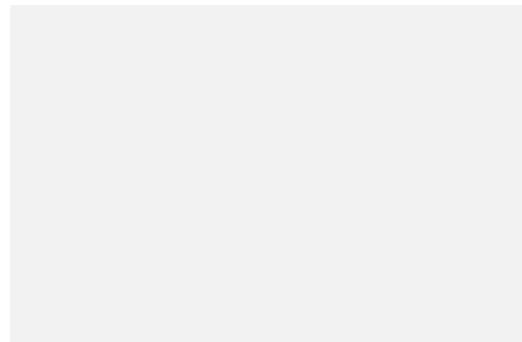
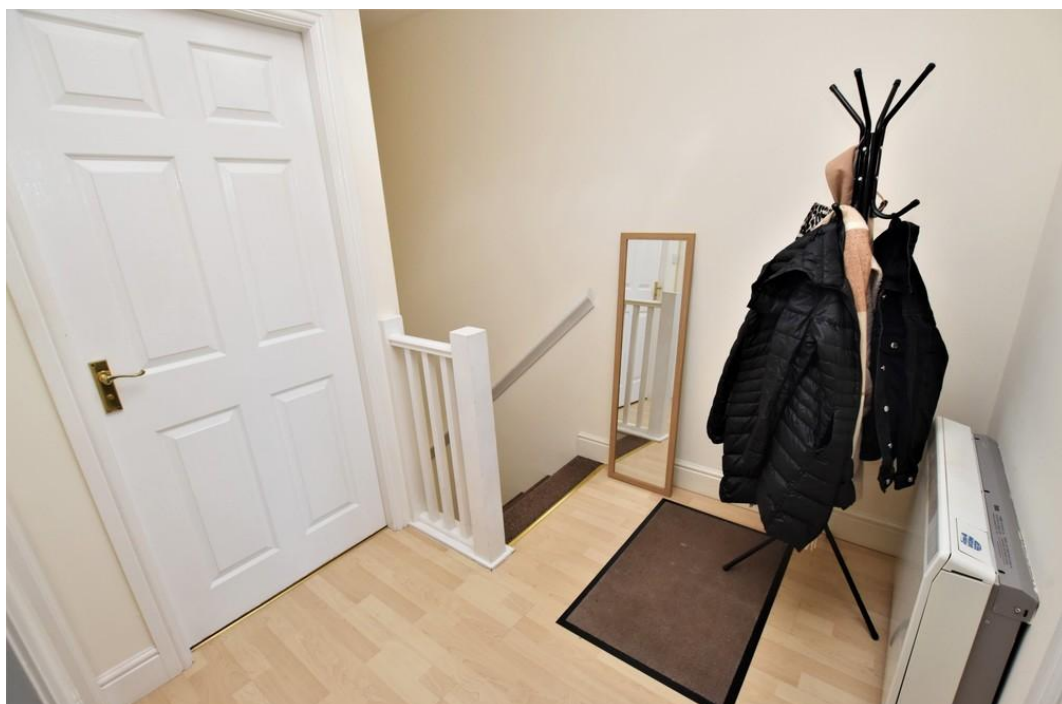


### Useful Information

**TO VIEW THIS PROPERTY:** Please contact our Market Drayton Office on 01630 653641 or email the team at: [marketdrayton@barbers-online.co.uk](mailto:marketdrayton@barbers-online.co.uk)

**SERVICES:** We are advised that XXXX services are available. Barbers have not tested any apparatus, equipment, fittings etc or services to this property, so cannot confirm that they are in working order or fit for purpose. A buyer is recommended to obtain confirmation from their Surveyor or Solicitor.

**LOCAL AUTHORITY:** XXXXX



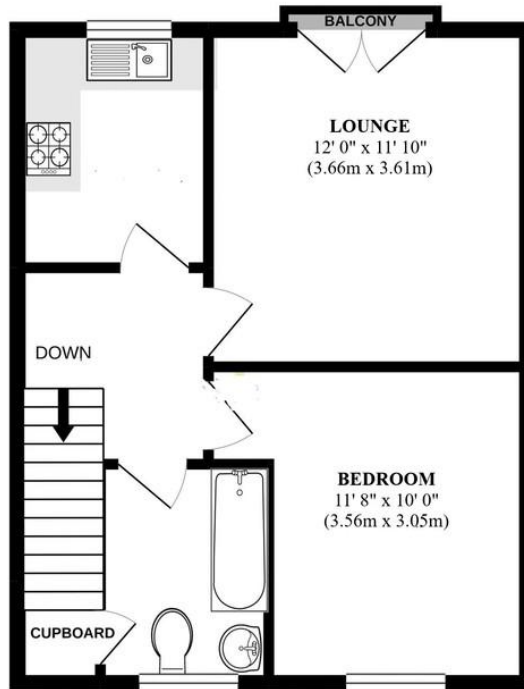
"Double-Click to Insert Map"

#### **DIRECTIONS:**

**PROPERTY INFORMATION:** We believe this information to be accurate, but it cannot be guaranteed. The fixtures, fittings, appliances and mains services have not been tested. If there is any point which is of particular importance, please obtain professional confirmation. All measurements quoted are approximate. These particulars do not constitute a contract or part of a contract.

**AML REGULATIONS:** To ensure compliance with the latest Anti Money Laundering Regulations all intending purchasers must produce identification documents prior to the issue of sale confirmation. To avoid delays in the buying process please provide the required documents as soon as possible.

## 1ST 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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## Selling your home?

If you are considering selling your home, please contact us today for your no obligation free market appraisal. Our dedicated and friendly team will assist you 6 days a week.

Get in touch today! Tel: 01630 653641

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance purposes only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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