



North Station Close, Ramsey PE26 1LL

welcome to

North Station Close, Ramsey

Shared Ownership - Excellent opportunity to purchase a 25% share of this well presented three bedroom home - Spacious lounge, fitted kitchen, en-suite, enclosed rear garden, garage and two parking spaces - Ideal for first time buyers seeking an affordable route onto the property ladder !



Entrance Door

Hall

Stairs to First Floor.

W.C.

Window to front. Vinyl flooring. Pedestal wash hand basin. Low level w.c. Extractor fan. Radiator

Lounge

Window to front. Bay window to side. Radiator. BT open reach point

Kitchen

Window to front. Vinyl flooring. Base and wall units. Cooker hood, gas sealed hob, electric oven below. Single drainer sink with mixer taps. Space for washing machine & fridge/freezer. Understairs storage. Radiator.

First Floor Landing

Loft access. Radiator. Storage cupboard.

Bedroom One

Window to side. Radiator.

En Suite

Window to front. Heated towel rail. Shower cubicle with mira electric shower/ Extractor fan. Vinyl flooring. Pedestal wash hand basin. Low Level W.C

Bedroom Two

Dual aspect windows to front and side. Radiator.

Bedroom Three

Window to side. Radiator.

Bathroom

Window to the rear. Low level w.c. Vinyl flooring. Heated towel rail. Pedestal wash hand basin with mixer taps. Panel bath with tiling around. Thermostatic shower over.

Outside

Rear gardens features outside tap, slabbed patio seating and path laid to grass, enclosed gardens feature gated rear access and timber shed.

Garage features power and lighting, up/over door to front parking space fronting the garage. Aswell as additional parking space.



view this property online williamhbrown.co.uk/Property/RSY107080



welcome to

North Station Close, Ramsey

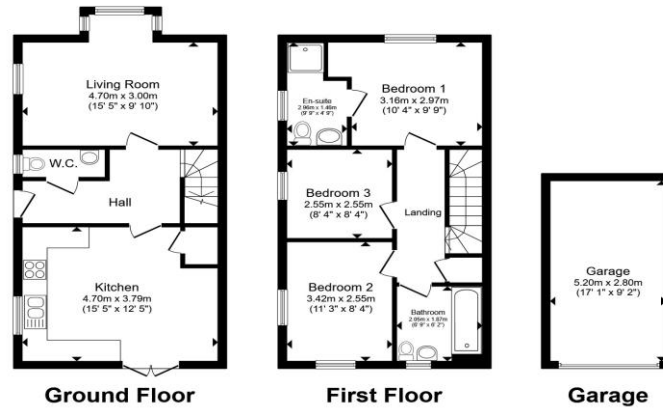
- Shared Ownership Opportunity - 25% Share
- Three Bedroom End Terrace House
- En Suite to Master Bedroom
- Spacious Lounge with Bay Window
- Fitted kitchen with gas hob and electric oven

Tenure: Leasehold EPC Rating: B

Council Tax Band: B Service Charge: 25.95

Ground Rent: 489.84

This is a Leasehold property with details as follows; Term of Lease 990 years from 18 Jan 2023. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Total floor area 102.0 m² (1,098 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). Powered by www.propertybox.io

william
h brown

£77,500



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/RSY107080



Property Ref:
RSY107080 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

william
h brown



01487 815555



ramsey@williamhbrown.co.uk



17A Great Whyte, Ramsey, HUNTINGDON,
Cambridgeshire, PE26 1HG



williamhbrown.co.uk