



1 bed apartment to buy in SG8

Collingwood Court, Royston,
Hertfordshire, SG8 7BY

£60,000 Starting Bid

 x1  x1  x1

Tenure

Leasehold

Off Street parking

Property features

- ✓ Being Sold via Secure Sale Online Bidding. Terms and Conditions
- ✓ One Bedroom
- ✓ Close to Local Amenities
- ✓ Communal Lounge
- ✓ EPC Rating C

Key Information

- ✓ Council Tax: **Band C**
- ✓ EPC Rating: **C**
- ✓ Heating supply: **Electric**
- ✓ Electric supply: **National Grid**
- ✓ Water supply: **Direct mains water**
- ✓ Broadband: **FTTC (fibre to the cabinet)**
- ✓ Mobile signal: **Good**

Description

Pattinson Auction are delighted to offer a well-presented and chain free, one bedroom, second floor retirement property located in Royston. This property offers easy access to its' cafe's, doctors and supermarkets. Collingwood Court also features well maintained communal gardens, communal lounge, laundry room and site manager.

Lounge/Dining Room:

Abt. 16' 0" x 10' 0" (4.88m x 3.05m) Spacious lounge/dining room with a window to the rear aspect allowing a lovely light and airy feeling. Carpet flooring. Radiators with the kitchen backing off of this.

Kitchen:

Abt. 7' 0" x 7' 0" (2.13m x 2.13m) The kitchen benefits from the lighting in the lounge. Appliances include a fitted oven, electric hob, extractor, sink and space for a washing machine. Vinyl flooring.

Bedroom:

Abt. 15' 0" x 9' 0" (4.57m x 2.74m) Large double bedroom with fitted wardrobes. Ample light from the window to rear aspect. Carpet flooring. Radiator.

Bathroom:

Abt. 7' 0" x 6' 0" (2.13m x 1.83m) Lovely modern designed bathroom with a full length walk-in shower, low lever WC and a hand wash basin. Wood laminate flooring. Heated towel rack.

For sale through Pattinson Auction under Conditional Terms.

Council Tax Band: C

Tenure: Leasehold

Length of Lease: 62

Annual Service Charge Amount: £4,256.00

Price: Starting Bid £60,000

Property Type: Apartment

Parking: Off Street, Residents

Year built: 1989

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: Yes

Adaptations: Lift access, Ramped access

Restrictions: Yes

Required access: No

Heating: Electric

Electric: National Grid

Water: Direct mains water

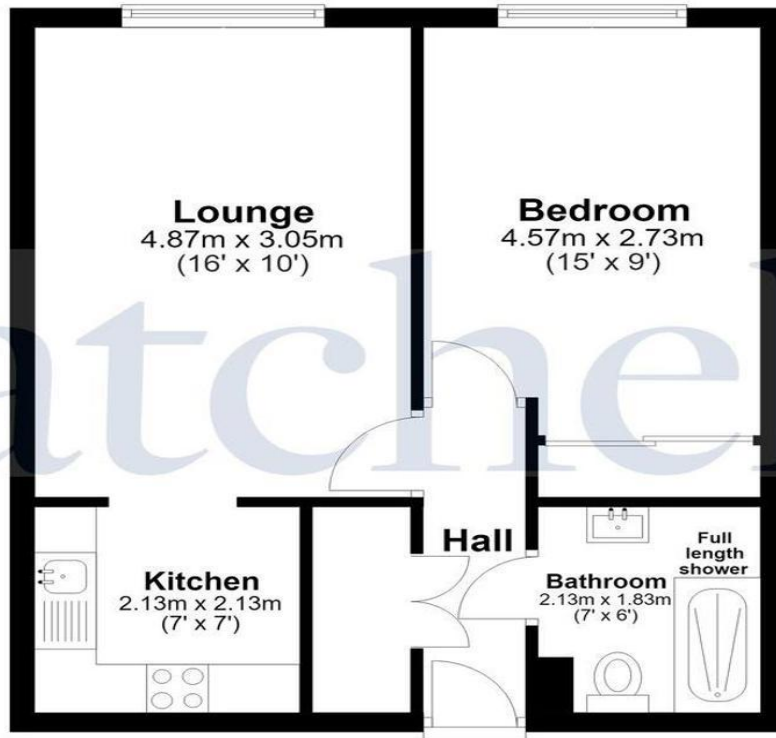
Sewerage: Standard UK domestic

Air conditioning: No

Broadband: FTTC (fibre to the cabinet)

Mobile signal coverage: Good

Second Floor



For illustration purposes only - Measurements shown are approximate. The size and position of doors, windows, appliances and other features are approximate.
Plan produced using PlanUp.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		81
(69-80) C	75	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

Collingwood Court, Royston, Hertfordshire, SG8 7BY

Contact your local branch today for more information on this property:

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