



GIBBINS RICHARDS 

9 St Johns Close, Buckwell, Wellington, TA21 8TF
Offers in the Region Of £189,950

GIBBINS RICHARDS 
Making home moves happen

This spacious two bedroom ground floor flat offers an ideal setting for those looking to retire, downsize or invest. Conveniently located just a short walk from the town centre and benefits from outside garden space, and single garage. Energy Rating: C,76

Tenure: Leasehold / Energy Rating: C / Council Tax Band: A

St Johns Close is a residential cul de sac often regarded to offer the most affordable single-storey living in the town centre. Naturally less expensive than the few bungalows that are available, this ground floor flat is an excellent and affordable alternative. Waitrose is just a few minutes' walk away, and of course the rest of the town is just beyond that. An excellent opportunity!

SPACIOUS GROUND FLOOR APARTMENT

A PEACEFUL AND ACCESSIBLE SETTING, CLOSE TO THE TOWN CENTRE AND AMENITIES

GOOD ORDER THROUGHOUT

UPVC DOUBLE GLAZING & GAS CENTRAL HEATING

SPACIOUS OPEN PLAN LIVING ACCOMMODATION

SOUTH FACING PATIO GARDEN

MODERN SHOWER ROOM WITH DOUBLE WALK IN SHOWER.

GARAGE

LEASEHOLD

OFFERED WITH NO ONWARD CHAIN





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ACCOMMODATION

Entrance Hall

Bedroom One 15' 5" x 10' 10" (4.70m x 3.30m)

Bedroom Two 8' 11" x 6' 1" (2.72m x 1.85m)

Shower Room 9' 1" x 5' 6" (2.77m x 1.68m)

Sitting Room area 12' 6" x 8' 10" (3.81m x 2.69m)
(Open plan to dining area)

Kitchen / Dining area 17' 4" x 9' 5" (5.28m x 2.87m)

OUTSIDE

There is gravel frontage and a shared pathway leading to the main entrance. There is a patio garden to the rear.

SINGLE GARAGE



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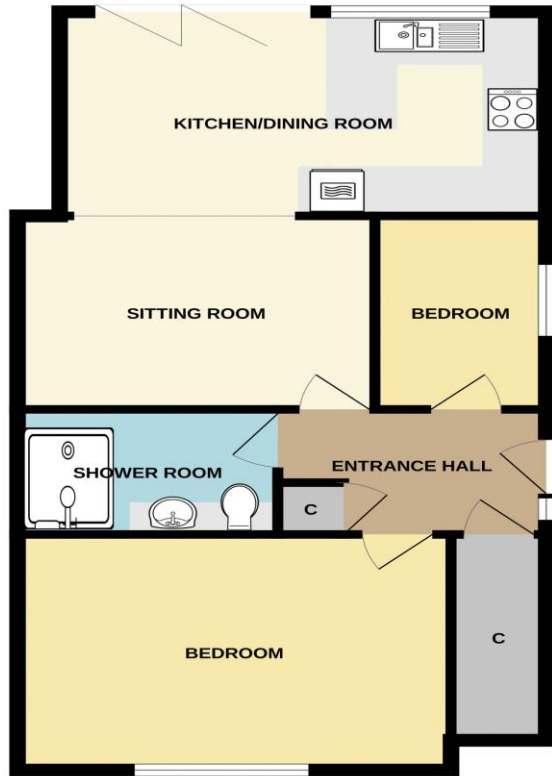


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GROUND FLOOR
641 sq.ft. (59.5 sq.m.) approx.



TOTAL FLOOR AREA : 641 sq.ft. (59.5 sq.m.) approx.

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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The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.

References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor.

Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.



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