



HUNTERS®
HERE TO GET *you* THERE

27 (Flat 1) The Elms Market Place, Bishop Auckland, DL14
7NP

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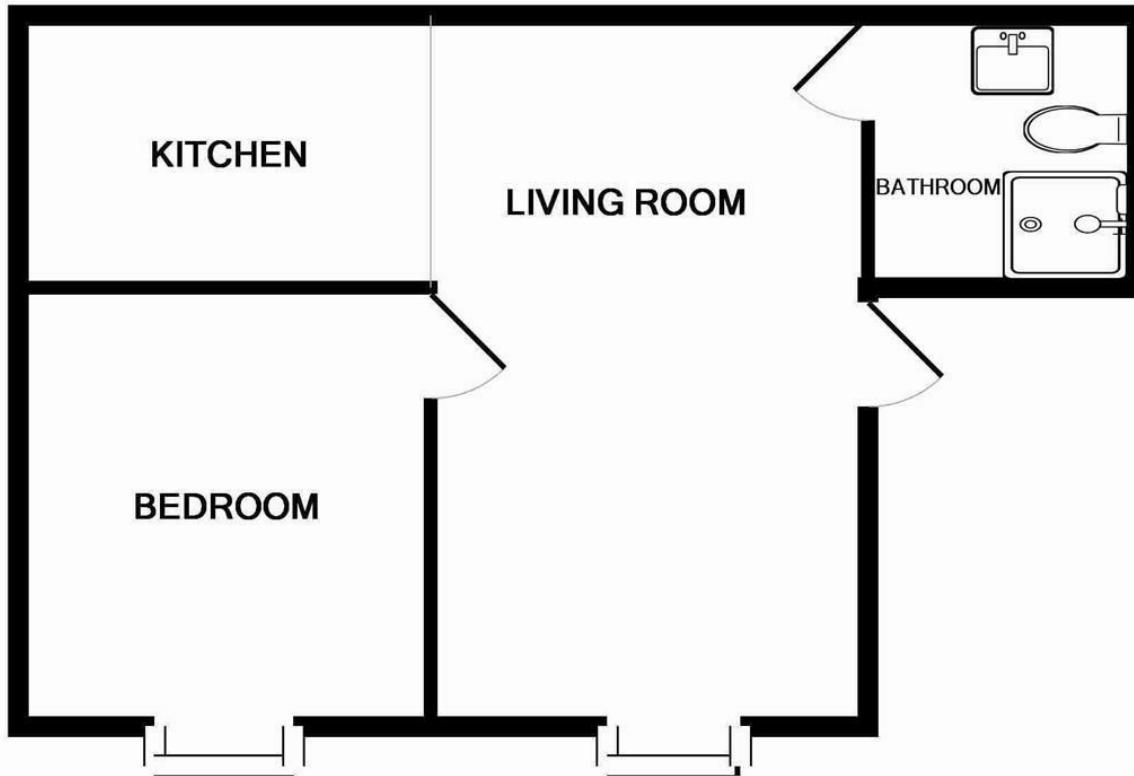
Price £63,500

Stunning one bed ground floor apartment pleasantly positioned in a well maintained Grade II Listed building in Bishop Auckland's Market Place. Complete with an allocated parking space, communal gardens and the main communal entrance hall leading to the flat.

Located so close to the town centre provides easy access to a range of amenities. A variety of local independent businesses are situated just off the market place including cafes, shops, retail stores, restaurants and bars. There are supermarkets, high street shops, bakery's and butchers located on the main high street. There is an extensive public transport system via both bus and train, whilst the A689 is close by leading to the A1(M).

Accessed via the communal main entrance hall, this ground floor apartment comprises of an open plan living area / kitchen, the generous double bedroom with fitted wardrobes and bathroom. Externally there is allocated parking to the front and pleasant communal gardens to the rear.

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TOTAL APPROX. FLOOR AREA 384 SQ.FT. (35.7 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	58	
(39-54)	E	43	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
EU Directive 2002/91/EC			
England & Wales			
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LIVING ROOM/KITCHEN AREA

10'4" x 17'0"

Spacious open plan room with the living room area to the front with sliding sash window plus ample floor space available for various items of furniture including dining table and chairs. The kitchen area comprises of wall and base units with complimenting worktops, a stainless steel sink/drainer and space for appliances.

BEDROOM

9'9" x 10'6"

Double bedroom to the front with fitted wardrobes as well as recessed storage cupboard with shelving, Beautiful original sliding sash window to the front aspect with the original wooden shutters.

BATHROOM

Modern bathroom comprising of WC, wash hand basin and under sink storage unit, as well as a P-Shaped bath with over head mains fed shower and glass surround.

EXTERNAL

An allocated parking space is available to the front of the property , whilst to the rear is a communal garden.

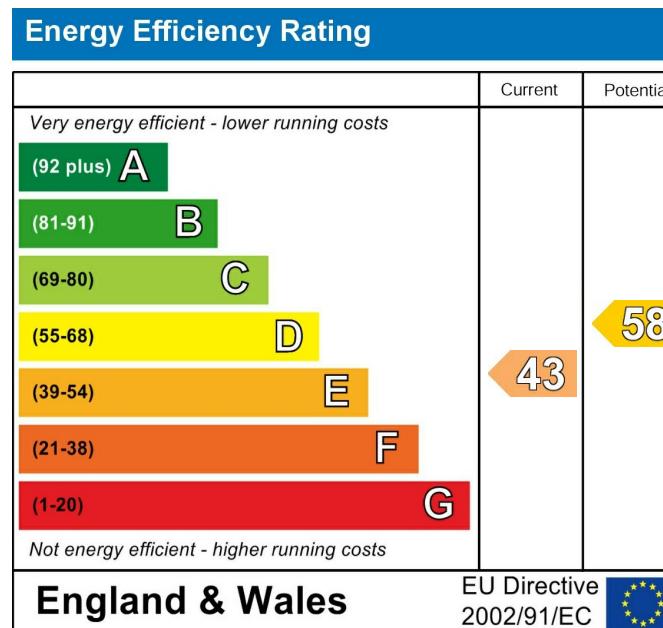
Lease Info

Lease information.

999 years from 1st January 1996

Service Charges £80 per month (all paid up to date)

Council Tax Band A



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

