Mulholland Way, Highbridge, Somerset. TA9 3FJ

£100,000 Leasehold

FOR SALE



HOUSE FOX
ESTATE AGENTS

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PROPERTY DESCRIPTION

*** WHY RENT - WHEN YOU CAN BUY THIS FABULOUS APARTMENT FOR LESS!!! ***

HouseFox Estate Agents are delighted to present this modern, spacious and beautifully refreshed two double bedroom first floor apartment, ideally situated on the ever-popular Poplar Estate. Offered with **no onward chain complications**, this superb home represents an outstanding opportunity for first-time buyers looking to step onto the property ladder.

Recently redecorated throughout in neutral tones, the apartment is presented in fresh, move-in-ready condition, providing a bright and welcoming blank canvas for new owners to personalise and make their own. The well-planned accommodation offers generous proportions throughout, with light-filled living spaces designed for comfortable modern living.

The property features two really good sized bedrooms, a spacious living area perfect for relaxing or entertaining, together with a practical kitchen and bathroom, all complemented by a bright and airy feel throughout. NOTE: The fridge/freezer, dishwasher & washing machine can be included in the sale price. Whether you are purchasing your first home or seeking a low-maintenance property in a convenient location, this apartment is sure to impress.

Further benefits include the valuable addition of a **private open garage **, immediately below the property providing convenient off-road parking, together with the ease and peace of mind of purchasing a property with **no onward chain**, allowing for a smoother and quicker transaction.

This property is available under an affordable housing scheme and is being offered at **80% of its current market value**. Please note that, in accordance with the scheme, any future resale must also be at **80% of the prevailing market value**, making it an excellent opportunity for eligible purchasers to secure a quality home at a significantly reduced price. NOTE: There is NO additional rent to pay on the remaining 20%.

Properties of this standard, offering such excellent value for money, are rarely available for long. An early viewing is highly recommended to fully appreciate the generous accommodation, excellent presentation and outstanding opportunity on offer.

Speak to us first for independent mortgage advice.

FEATURES

- Modern Apartment
- Two Double Bedrooms
- Open Garage Parking
- No Chain Complications
- Recently Re-decorated
- White Good Remaining
- 80% Shared Ownership
- Priced to Sell - Offers OVER please



ROOM DESCRIPTIONS

Accommodation

Entrance Hall - Doors leading to all rooms, intercom system, radiator and thermostat. Airing cupboard and storage cupboard

Living Room - Dual aspect double glazed windows to front and rear, radiator, electric sockets and carpet flooring

Kitchen - Upvc double glazed window to rear, a range of matching wall and base units with laminate worktops, four ring stainless steel gas hob, stainless steel splash-back with extractor hob over, oven, space and plumbing for washing machine and dishwasher, space for up right fridge/freezer, (all can be included) stainless steel single sink drainer unit with mixer tap over, vinyl flooring and radiator

Bedroom 1 - Double glazed window to front, radiator, electric sockets and carpet flooring

Bedroom 2 - Double glazed window to front, radiator, electric sockets and carpet flooring

Bathroom - Modern white suite consisting vanity hand wash basin, close coupled w/c, bath with mins operated shower over, side screen.
Floor to ceiling tiles, vinyl flooring, tiled splash-back, radiator and extractor fan.
Obscured double glazed window to the rear,

Open Garage

Below the property is an open single garage.
Plus ample street parking with no restrictions.

Agents Note

Tenure - Leasehold
125 years from 2008

Service Charge £198.47 pcm (£2,381.64 per year)
Ground Rent: £300 p.a.
Maintenance Company - Trinity Estates

Council Tax Band-B
EPC-C

All approximate room measurements are shown on the attached floorplan.

PLEASE NOTE - These particulars, whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property. Some photographs may have been virtually staged with AI and none of the furniture shown is included in the sale.





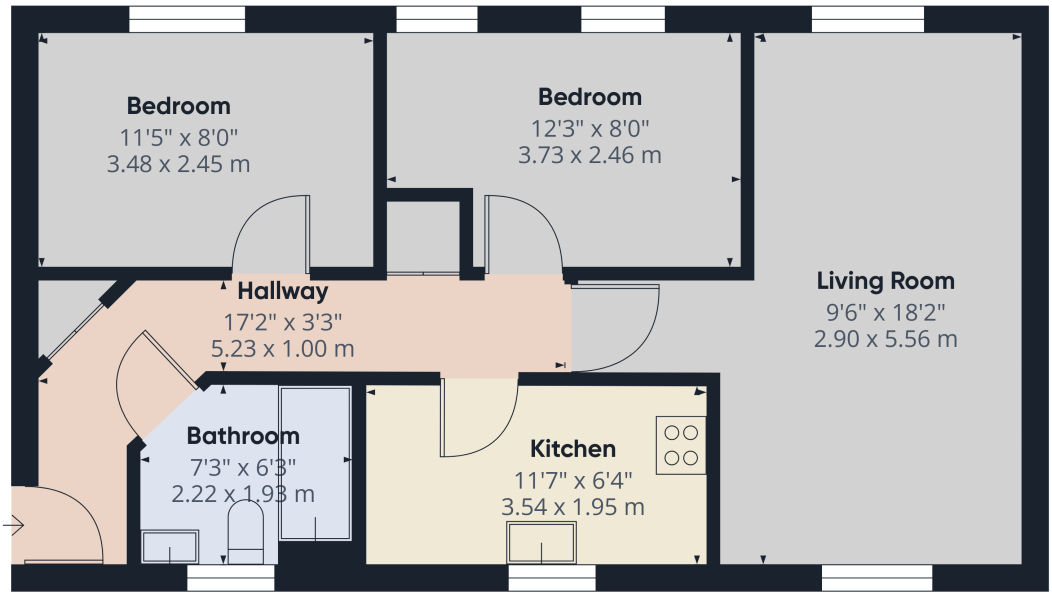








FLOORPLAN & EPC



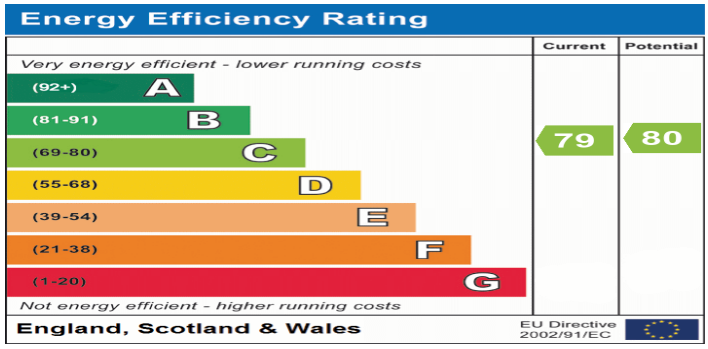
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Approximate total area(1)
584 ft²
54.4 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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