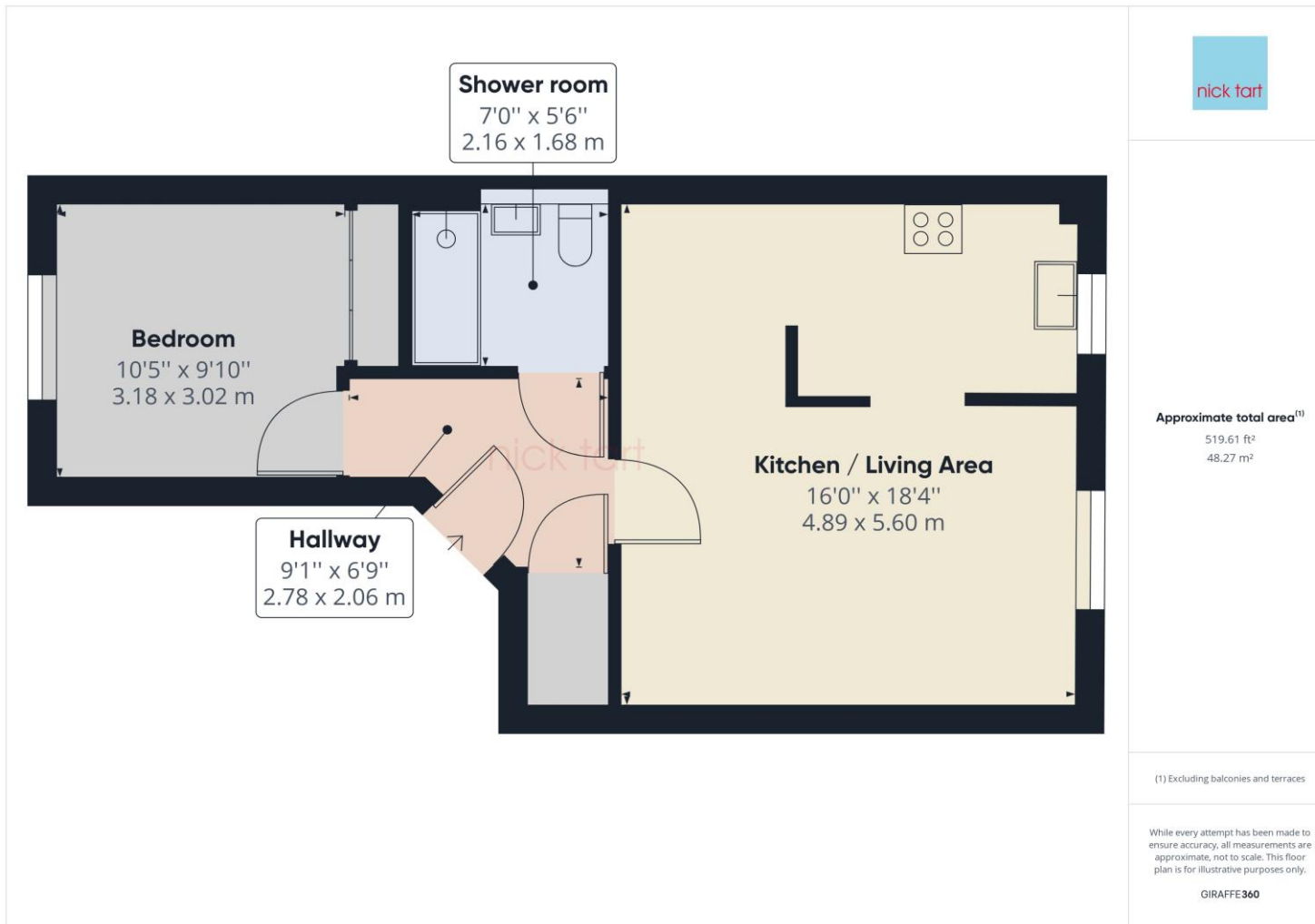




nick tart

5 Bewick Court, Compton (Off The Holloway), WV6 8NT



Bewick Court, Compton WV6 8NT

- Modern apartment
- First Floor
- Bedroom with wardrobes
- Shower room
- 'L' Shaped Living / Dining area
- Allocated car parking space
- Visitors parking
- EPC: C76

The accommodation in further detail comprises...

Entrance hall which has hatch to roof space, telephone intercom, radiator, storage cupboard, laminate flooring and doors to...

Shower room which has shower cubicle, pedestal wash hand basin with mixer tap, WC, heated towel rail, tiled flooring and part tiled walls.

Bedroom which has built in wardrobes, double-glazed windows and radiator.

'L' shaped Living/dining area which has X2 radiators and double-glazed window with an opening leading to the...

Kitchen area which has a matching range of wall and base level units with work surfaces over, 1½ bowl sink unit with mixer tap, wall mounted gas combination boiler, integrated dishwasher, integrated washing machine, built in electric oven with gas hob and extractor fan over and space for fridge/freezer.

Outside there is one allocated car parking space found behind secure electronic gates.

Tenure – we are advised the property is Leasehold with 977 years remaining. Ground rent is £100 per annum whilst the service charge is £103 per month which includes building insurance.

Services – we are advised all mains services are connected.

Council Tax – Band B (Buyers should be aware that improvements carried out by the seller may affect the property's council tax banding following a sale).

Anti Money Laundering & Proceeds of Crime Acts: To ensure compliance with the Anti Money Laundering Act and Proceeds of Crime Act: All intending purchasers must produce identification documents prior to the memorandum of sale being issued. If these are not produced in person we will require certified copies from professionals such as doctor, teacher, solicitor, bank manager, accountant or public notary. To avoid delays in the buying process please provide the required documents as soon as possible. We may also use an online service provider to also confirm your identity. A list of acceptable ID documents is available upon request. We will also require confirmation of where the funding is coming from such as a bank statement with funding for deposit or purchase price and if mortgage finance is required a mortgage agreement in principle from your chosen lender.

Important

We take every care in preparing our sales details. They are carefully checked, however we do not guarantee appliances, alarms, electrical fittings, plumbing, showers, etc. Photographs are a guide and do not represent items included in the sale. Room sizes are approximate. Do not use them to buy carpets or furniture. Floor plans are for guidance only and not to scale. We cannot verify the tenure as we do not have access to the legal title. We cannot guarantee boundaries, rights of way or compliance with local authority planning or building regulation control. You must take advice of your legal representative. Reference to adjoining land uses, i.e. farmland, open fields, etc does not guarantee the continued use in the future. You must make local enquiries and searches. We currently work with a number of recommended conveyancing partners including Move With Us Ltd, The Conveyancing Partnership Ltd and Move Reports UK Ltd and we currently receive a referral fee of £200 for each transaction.

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Also at
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