



1 Clare House, Deansleigh Park, Shaftesbury, Dorset, SP7 8RP



A Spacious Newly Decorated 1 Bedroom Ground Floor Flat Located On This Popular Development. The Property Benefits From Allocated Parking, Share Of Freehold & No Forward Chain

Communal Lobby - Door to front, internal door to lobby giving access to all flats

Entrance Hall - Airing cupboard housing hot water tank, security entry phone, night storage heater, smoke alarm, coved and artex ceiling

Kitchen 4'9" (1.45m) x 10'4" (3.15m)- Range of wood fronted base and wall units providing cupboard and drawer storage, curved work-surfaces with tiled splash-backs, stainless steel single sink with drainer inset, stainless steel electric oven with 4 ring hob and extractor hood over, space for washing machine, window to side aspect, vinyl flooring, coved and artex ceiling

Living Room 12'5" (3.78m) x 10'3" (3.12m)- Window to front and side aspect, TV point, telephone point, night storage heater, coved and artex ceiling

Bedroom 9'0" (2.74m) x 12'0" (3.66m)- Window to the front aspect, TV point, telephone point, night storage heater. coved and artex ceiling

Bathroom 5'7" (1.7m) x 6'4" (1.93m)- White suite comprising panelled bath with mixer tap and electric shower over, pedestal wash hand basin, low level WC, tiled splash-backs, vinyl flooring, mirror, light and shaver point, electric heater, extractor fan, coved and artex ceiling

Outside - There is an allocated parking space adjacent to the side of the property

Notes - Lease: 999 years from 2014

Maintenance Charge: £40 pcm

Peppercorn Ground Rent

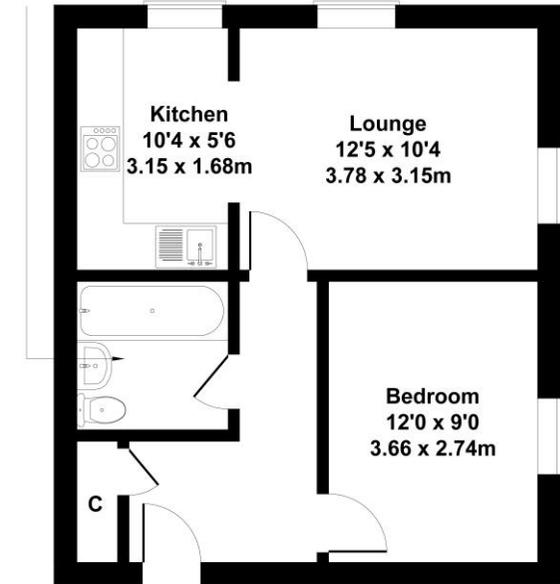


£125,000 Share of Freehold

1 Clare House

Approximate Gross Internal Area
453 sq ft - 42 sq m

Bathroom
6'4 x 5'7
1.93 x 1.70m



Not to Scale. Produced by The Plan Portal 2024
For Illustrative Purposes Only.

Please note Forum Sales & Lettings and their client give notice that:

1. They have no authority to make or give any representation or warranties in relations to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.

2. Any areas, common measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary Planning, Building Regulations or other consents and Forum Sales and Lettings have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

EPC Rating TBC

Viewing Arrangements - Strictly by appointment with Forum Sales & Lettings

15 Salisbury Street, Blandford Forum, Dorset, DT11 7AU

Tel: 01258 459600

