



Block photograph

**13 Riverside Towers, St Mary's Street,  
Bedford MK42 0AU**



An excellent opportunity to purchase this spacious two bedroom apartment situated on the banks of the Great Ouse with enviable views over the town and countryside beyond. This ideal buy to let or Airbnb is being sold via **Secure Sale Online Bidding. Terms & Conditions Apply, Starting Bid £57,000.**

The apartment is accessed via a communal entrance hall and a lift to the 11th floor. The accommodation includes a hallway, an L-shaped lounge/diner with a balcony enjoying far reaching views and both the morning sunrise and evening sunsets. There is a fitted kitchen, two good sized bedrooms, a 2 piece bathroom and separate WC.

The property has electric heating, double glazing and a parking space is available via a permit.

LOUNGE/DINER 19'4 X 15'11

KITCHEN 8'5 X 5'4

BEDROOM 1 15'8 X 9'10

BEDROOM 2 9'6 X 7'4

Offered for sale with no upward chain early viewing is strongly recommended.

PLEASE NOTE - Cash buyers only due to the remaining length of the lease (42 years)

- \* **2 Bedrooms**
- \* **Spacious Lounge/Diner**
- \* **Double Glazing**
- \* **Electric Heating**
- \* **Balcony**
- \* **Parking Available**

**LEASE:** We are informed by the vendor that the service charges are approx £541 per quarter and Ground Rent £9.38 per quarter. The remaining term of the lease is approx. 42 years.

It will be necessary for any prospective purchaser to clarify the accuracy of these details via their Solicitor/conveyancer in the usual way.

## Leasehold



"Hassett House", Hassett Street, Bedford MK40 1HA

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