



## 25 The Ferns Bricksbury Hill, Farnham

£155,000 Leasehold

FIRST FLOOR RETIREMENT APARTMENT • GREAT ORDER THROUGHOUT • REFITTED INTEGRATED KITCHEN APPLIANCES • REFITTED SHOWER ROOM • NO CHAIN • RESIDENTS PARKING • COMMUNAL STAIR LIFT • LOUNGE/DINING ROOM WITH BALCONY



Well presented first floor retirement apartment for over 55s with balcony, modern kitchen, double bedroom, shower room, stair lift, residents' parking, and no onward chain. Close to amenities must view.

Council Tax band: B

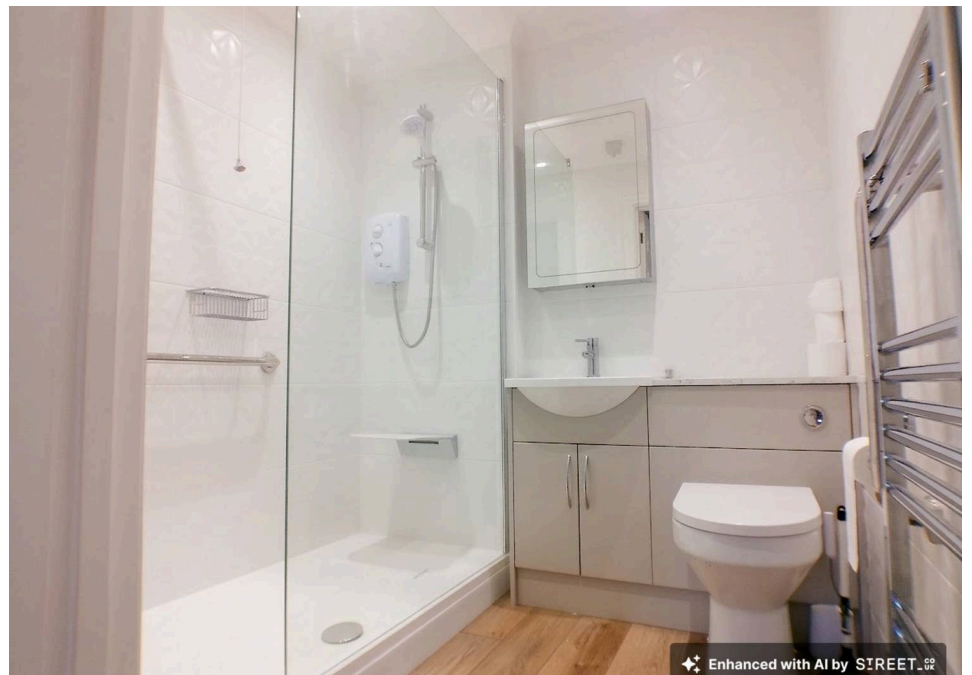
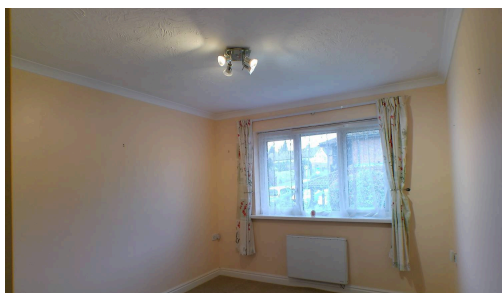
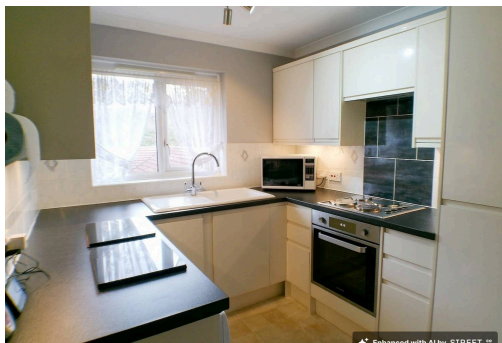
Tenure: Leasehold

EPC Energy Efficiency Rating: D

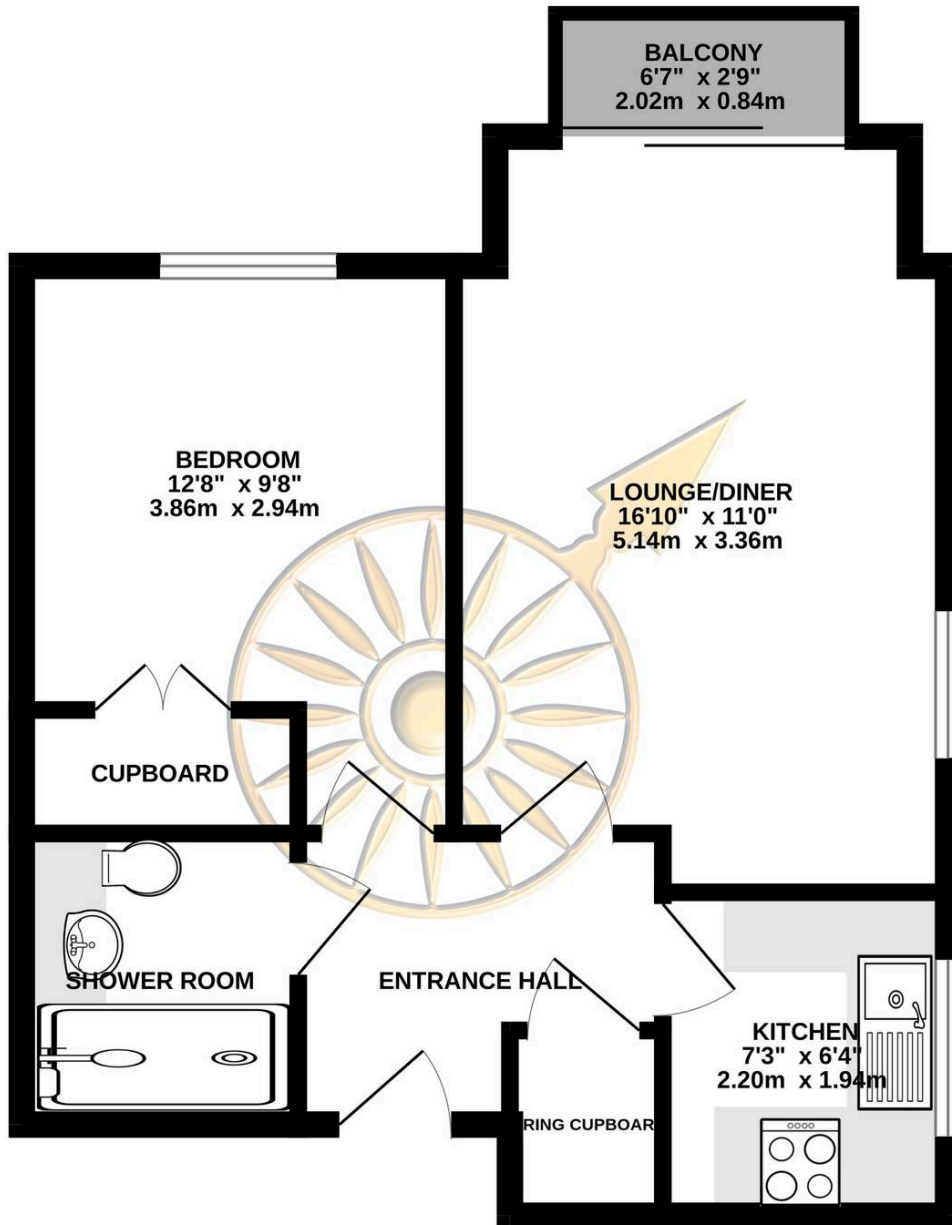
EPC Environmental Impact Rating: D



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FIRST FLOOR  
443 sq.ft. (41.1 sq.m.) approx.



TOTAL FLOOR AREA : 443 sq.ft. (41.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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