

Lot 57**21 Cunworth Court, Bracknell, RG12 8SR****By order of a Major
Housing Association**

All enquiries Ref: James Paterson

**■ Long leasehold two bedroom ground floor
purpose built self-contained flat requiring
modernisation**

Location:

The property is situated within Cunworth Court which is located off Great Hollands Road. Public transport links include Bracknell Mainline Railway Station, together with a network of local bus services serving the surrounding vicinity. Road links include the A329(M) and the M4 Motorway. Shopping amenities can be found locally within Great Hollands Neighbourhood Centre, with an extensive range of shops, bars and restaurants being found in Bracknell Town Centre and The Lexicon Shopping Centre. Recreational pursuits can be found locally at the open spaces of South Hill Park, Great Hollands Recreation Ground and Swinley Forest.

Description:

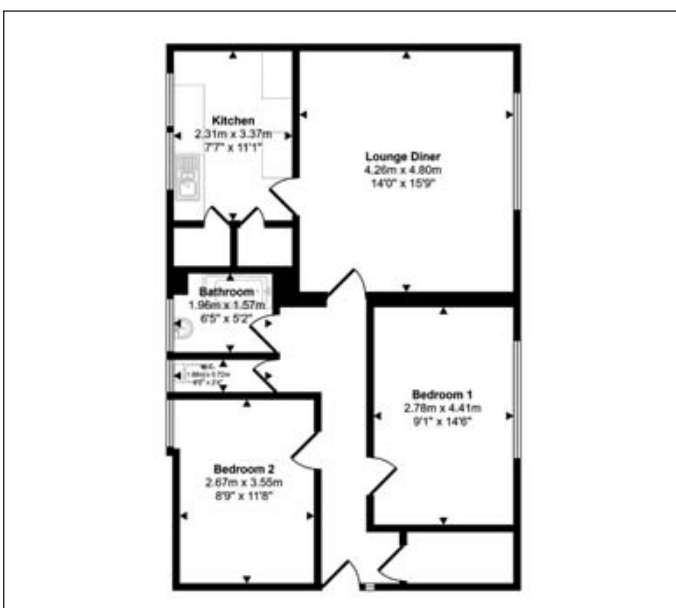
Long leasehold two bedroom ground floor purpose built self-contained flat requiring modernisation.

Accommodation:

Ground floor: Two bedrooms, reception room, kitchen, bathroom, separate WC, hallway

Gross Internal Area GIA:

Approximately 71 sq m (767 sq ft)

EPC rating: C**Council Tax Band:** B**Lease:**

Held on a new long lease for a term of 990 years from completion – please refer to the legal documentation on our website for further information.

Note:

All services are disconnected and it is the buyers responsibility following completion to have the services re-connected by correctly qualified engineers. No warranties or guarantees are given as to the condition of the heating system or any services, the buyer must rely on their own inspection and enquiries.

Note 2:

The property benefits from communal unallocated parking and that there is no garden.

To view:

Strictly by arrangement with the auctioneer. Please see important advice for viewers on page 19 of this catalogue.

