

Holderr

A Modern Estate Agent



Crown Apartments Queen Street, Loughborough, LE11 1AG Offers in the region of £175,000

Located within the popular Crown Apartments development in the heart of Loughborough, this spacious first-floor penthouse apartment offers two double bedrooms, including a principal bedroom with en-suite, alongside a generous open-plan living area with a private balcony. Finished with a contemporary shaker-style kitchen, modern bathroom and secure gated parking, the property is ideally positioned within walking distance of the town centre, university and railway station.

Summary

Situated within the sought-after Crown Apartments development in the heart of Loughborough, this impressive first-floor apartment offers spacious and well-presented accommodation, perfectly suited to first-time buyers, professionals and investors seeking a property in a highly convenient town centre location.

The apartment is centred around a generous open-plan living and dining area, creating a bright and sociable space ideal for both everyday living and entertaining. French doors open onto a private balcony, providing an attractive extension of the living accommodation and an ideal spot to enjoy some fresh air. The contemporary kitchen is fitted with stylish light grey shaker-style units, complemented by white tiled splashbacks and a range of integrated appliances, combining practicality with timeless design.

There are two well-proportioned double bedrooms, both benefitting from fitted wardrobes. The principal bedroom enjoys the added luxury of an en-suite shower room, while the second bedroom is served by a modern family bathroom finished with a contemporary three-piece suite.

Further benefits include electric heating, uPVC double glazing and a secure allocated parking space within the gated residents' car park.

Occupying an enviable position on Queen Street, the apartment is just a short walk from Loughborough's wide range of shops, restaurants, cafés and leisure facilities, with the railway station and Loughborough University also within easy reach. Excellent road connections to the A6, A46 and M1 further enhance the appeal of this superbly located home.

Offering generous living space, modern finishes and secure parking in the centre of town, this is an outstanding opportunity to acquire a stylish apartment in one of Loughborough's most convenient residential developments.

Maintenance Charge: £1049 p/a

Service Charge: £38.20 p/a

Disclaimer

1. Intending purchasers will be asked to produce identification documentation.

2. While we endeavour to make our sales particulars fair, accurate, and reliable, they are only

a general guide to the property.

3. The measurements indicated are supplied for guidance only and, as such, must be considered incorrect.

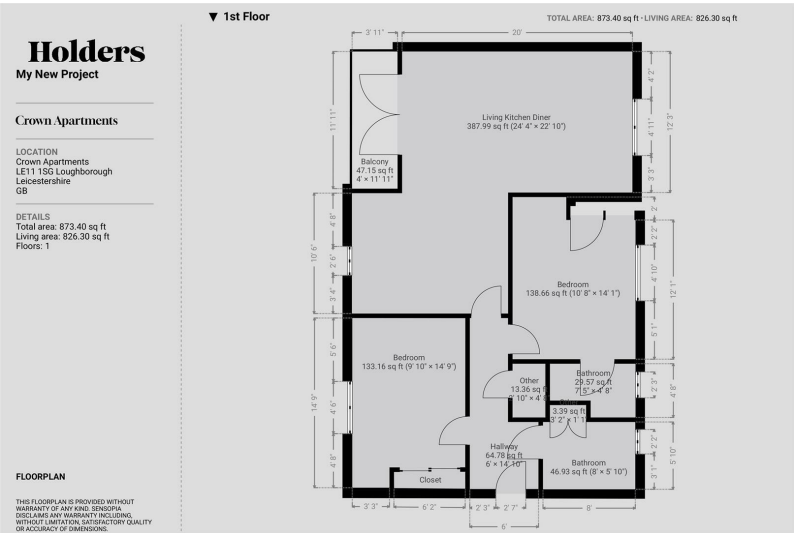
4. Please note we have not tested the services or any of the equipment or appliances in this property; accordingly, we strongly advise prospective buyers to commission their survey or service reports before finalising their offer to purchase.

5. These particulars are issued in good faith but do not constitute representations of fact or form part of any offer or contract. The matters referred to in these particulars should be independently verified by prospective buyers. Neither Holders Estate Agents nor its agents have any authority to make or give any representation or warranty concerning this property.

Extra Information

To check Internet and Mobile Availability please use the following link: checker.ofcom.org.uk/engb/broadband-coverage To check Flood Risk please use the following link: check-long-term-flood-risk.service.gov.uk/postcode

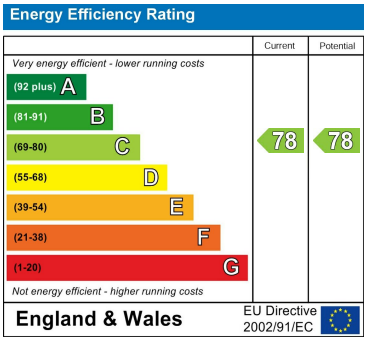
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.