

Flat 8, Sunnyacre

Vale



Flat 8, Sunnyacre is a well-presented ground floor flat offering comfortable and practical living accommodation. The flat benefits from a communal entrance hall, a fitted kitchen, and a separate lounge/diner, providing a pleasant space for relaxing and entertaining. Flat 8, Sunnyacre comprises two double bedrooms, a bathroom, and a separate WC, making it ideal for everyday convenience. The property further benefits from one allocated parking space, adding to the convenience of this desirable home. Situated within a two minute drive or ten minute walk to the West Coast, this property enjoys easy access to a range of local amenities, transport links, and coastal walks. For more information or to arrange a viewing, please contact Cranfords on 243878.

- ✓ 2 Bedrooms
- ✓ Ground Floor Apartment
- ✓ Nearby Local Amenities
- ✓ Visitor Parking
- ✓ Children accepted
- ✓ 1 Bathroom
- ✓ Close To West Coast
- ✓ Communal Garden Area
- ✓ Allocated Parking For 1 Vehicle
- ✓ No pets allowed



01481 243878



sales@cranfords.co.uk



www.cranfords.co.uk



[/cranfordsestateagents](https://www.facebook.com/cranfordsestateagents)

Accommodation

Ground Floor

Communal Entrance Hall

Kitchen

Appliances as follows Neff 4 ring electric hob, Hotpoint single oven, Hotpoint washing machine, Indesit dishwasher, LEC fridge and freezer, cooker hood.

10' 3" x 9' 1" (3.12m x 2.77m) .

Inner Hall

6' 3" x 5' 6" (1.91m x 1.68m)

Lounge-Diner

17' 1" x 13' 8" (5.21m x 4.17m)

Separate WC

5' 6" x 2' 10" (1.68m x 0.86m)

Bathroom

6' 0" x 5' 5" (1.83m x 1.65m)

Bedroom 1

14' 3" x 12' 9" (4.34m x 3.89m)

Bedroom 2

10' 7" x 9' 0" (3.23m x 2.74m)

Price Includes

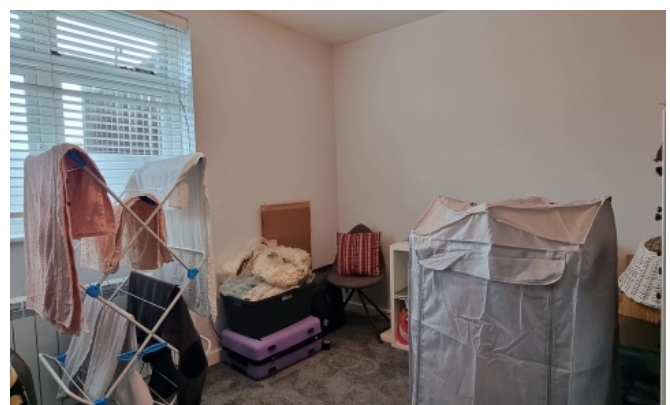
-

Floor coverings, curtains/blinds, and light fittings.
Appliances as detailed.

Possession

-

By arrangement.



Viewing

-

Strictly by appointment.

Please Note

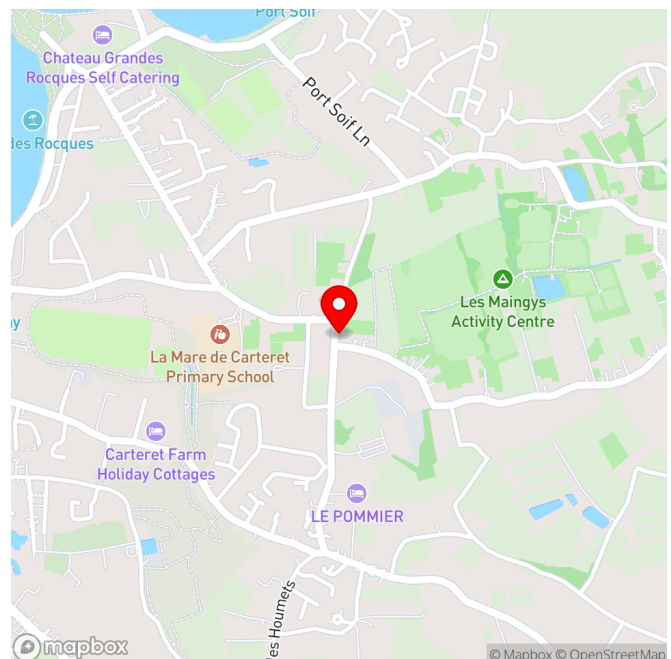
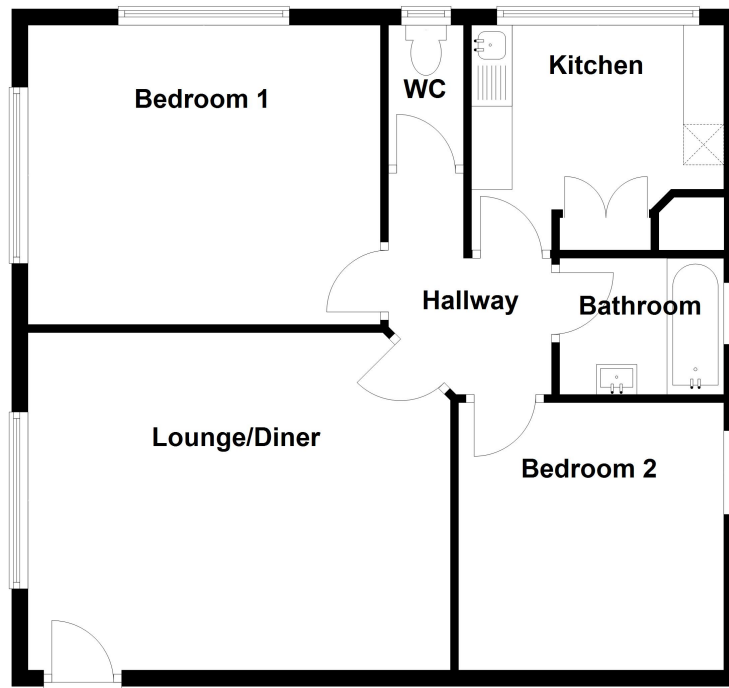
-

If the recipient of these details should be party to negotiations or actions which seek to preclude, or are contrary to, the interests of CRANFORDS ESTATE AGENCY LTD, as selling agents, they may be liable for any fees which would otherwise have been due to CRANFORDS ESTATE AGENCY LTD.

These particulars do not constitute any part of an offer or contract. No responsibility is accepted as to the accuracy of these particulars or statements made by our staff concerning the above property. Any intending purchaser must satisfy himself to the correctness of such statements and particulars. All negotiations to be conducted.



Ground Floor



For clarification we wish to inform prospective purchasers that these sales particulars have been prepared as a general guide. They are not an offer of contract, nor part of one. You should not rely on the content therein or on statements, in writing or by word of mouth, provided by us in respect of the property, its condition or its value. We have not undertaken a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and should not be relied upon for carpets and furnishings. Cranfords Estate Agents Limited.

