



**Garden Apartment Wyebriidge House Hereford, HR4 9DG**  
**£70,000**



## Garden Apartment Wyebriidge House, Hereford, HR4 9DG

The property enjoys easy access to all city amenities including shops, restaurants and independent cafes. In just a few moments you can escape from the active city to this unique town location. Nearby are beautiful river views, walks along the Old Bridge, Victoria Bridge, and Bishops Meadows. Hereford Leisure Pool provides excellent sport facilities with a swimming pool and gym.

This ground floor apartment has recently been fully renovated and is neutrally decorated throughout. The living room has tiled flooring, window to the front, storage cupboard and feature fire place,

The kitchen is fitted with modern wall and base units with working surface over, electric cooker, space and plumbing for appliances, brick built feature fireplace and space for a dining table.

There is a large double bedroom has a tiled floor and fitted wardrobe. The bathroom has been re-fitted with a three piece white suite comprising; bath with shower over, WC and sink unit.

Externally there is a small courtyard space for seating, along with an allocated parking space.

The property is sold with a Share of Freehold. The 999 year lease commenced in 1989 with 966 years remaining. There is a £30 month service charge.





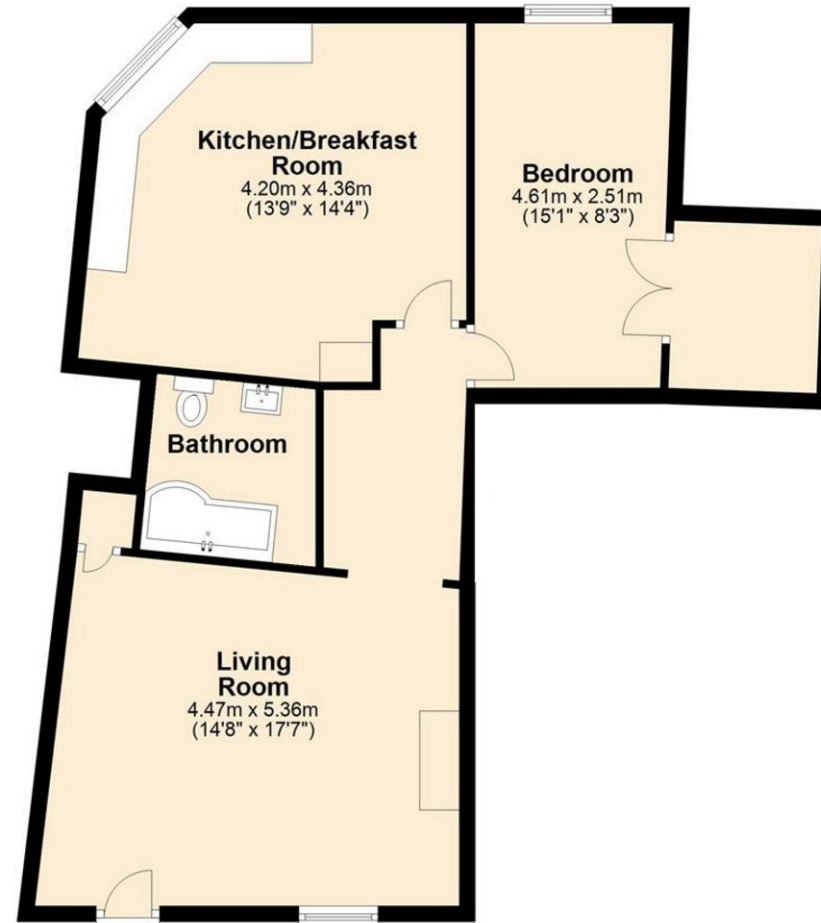


- Riverside Ground Floor Apartment
- 1 Bedroom with Storage
- Lounge with Separate Kitchen
- Potential Holiday Let
- Fully Renovated
- Sold with No Onward Chain

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		78
(55-68) <b>D</b>	68	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		

## Ground Floor

Approx. 68.3 sq. metres (734.7 sq. feet)



Total area: approx. 68.3 sq. metres (734.7 sq. feet)

These Plans are for Identification and Reference Only.  
Plan produced using PlanUp.

**Garden Flat, Bridge Street, Hereford**



**Jackson Property**

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