



16 Fairfax Lane, Royston

Royston

Guide Price **£185,000**





16 Fairfax Lane

Royston

A 1-bedroom first-floor flat in show home condition on a modern development in Royston, with open-plan living, a bedroom, a bathroom, allocated parking, no chain, and a long lease.

- Show Home Condition
- Dedicated Parking for 1 Car
- Walking Distance to the Town Centre
- Part of a Modern Development
- Long Lease Remaining
- Open Plan Living
- No Onward Chain
- Excellent First Time Buyer Opportunity
- 1 Double Bedroom
- 1st Floor 1 Bedroom Apartment

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PROPERTY INSIGHT

A 1-bedroom first-floor flat in show home condition on a modern development in the popular town of Royston. This nicely presented property would make a fantastic first purchase or investment and is within walking distance of the town centre, enjoying an open-plan kitchen/dining/living room, a large double bedroom, a bathroom, allocated parking for 1 car, no upward chain, and a long remaining lease.

Upon stepping inside, the entrance hallway is bright, welcoming and nicely decorated, benefiting from wood flooring, pendant lighting, room for furniture, integrated storage, and doors through to the entire living space.

The open-plan kitchen/dining/living room is a beautifully presented and well lit space, enjoying 2 windows to a dual aspect, a range of modern base and wall units, laminate worktops, wood flooring, spot and pendant lighting, an integrated oven, gas hob, fridge/freezer and extractor hood, and ample space for a dining setting, lounge and storage furniture.

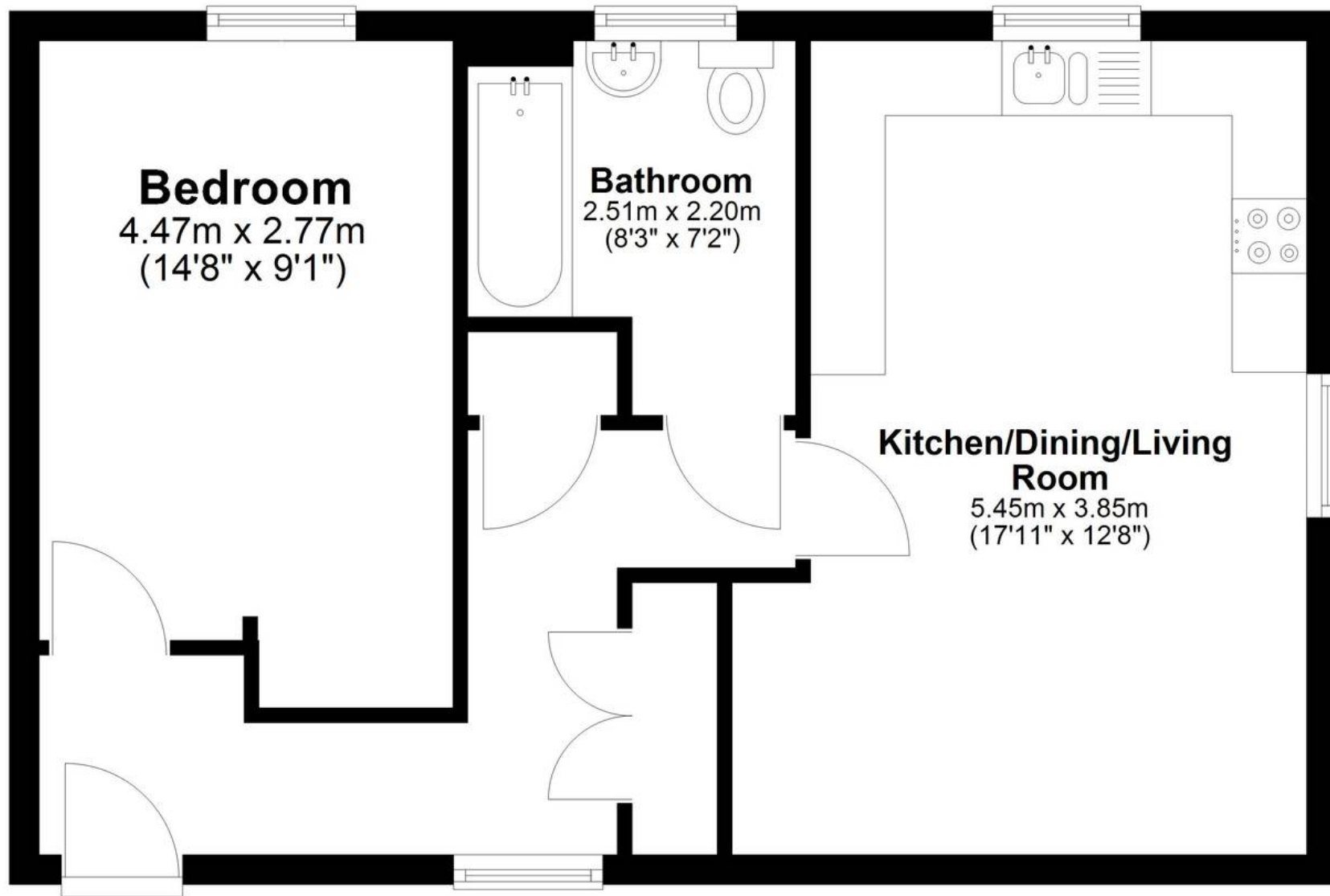
Through to the sleeping quarters, this lovely first-floor flat continues to impress, with 1 large double bedroom and a family bathroom, comprising a bath with an overhead shower, a WC, and a hand wash basin.





First Floor

Approx. 46.3 sq. metres (498.4 sq. feet)



Total area: approx. 46.3 sq. metres (498.4 sq. feet)



Ensum Brown

Ensum Brown Estate Agents, 42 High Street, Royston – SG8 9AG

01763 750000

royston@ensumbrown.com

<http://ensumbrown.com>

