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# QUEENSWAY QUAY - CORMORANT WHARF

£1,350,000

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- Ref: KHS83
  - 2 Beds
  - 2 Baths
  - Category 2: Yes
  - Interior Size: 115m<sup>2</sup>
  - Exterior Size: 102m<sup>2</sup>
  - Service charges: £1039 per quarter
  - Current rates: £233 per quarter
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## DESCRIPTION

Unique two bedroom, two bathroom garden apartment for sale in Cormorant Wharf, Queensway Quay. This incredible apartment enjoys a private 82m<sup>2</sup> garden with westerly orientation and direct access to the marina. There is also a covered terrace of 20m<sup>2</sup> with glass curtains which creates another room for all year round use.

This spacious property has been recently refurbished to a very high standard. Comprising 115m<sup>2</sup> of internal space, the apartment has a large living room with two sets of double doors to the terrace, modern kitchen also with access to the terrace, generous hallway, master bedroom with ensuite bathroom and walk in wardrobe, second double bedroom and guest bathroom.

Built in wardrobes, double glazed windows, reverse air-conditioning throughout, private carpark space and includes access to the recently modernised communal swimming pool,

The exclusive restaurants in Queensway Quay are just a short walk away.

CAT 2 and HEPSS eligible.

## PROPERTY FEATURES