

RESIDENTIAL SALES
LETTINGS & PROPERTY
MANAGEMENT

COWLING & PAYNE



Langham Crescent, Billericay
Asking Price £290,000

**** GUIDE PRICE £290,000 - £310,000 ****

Cowling & Payne are delighted to bring to the market, this attractive TWO bedroom, GROUND floor maisonette, situated just over a mile from the bustling Billericay High Street. This property is in good condition and benefits from a convenient location close to the shops.

Upon entering the maisonette, you will be greeted by an open-plan reception room, finished to a high standard and providing a comfortable space for relaxation or entertaining guests.

The modern kitchen, features sleek white gloss units for a stylish and contemporary finish. The kitchen also offers direct access to the communal garden area.

The property boasts two double bedrooms, each offering ample space and comfort. The first bedroom is fitted with built-in wardrobes, providing excellent storage solutions. The second bedroom features french doors, offering natural light and access to the communal garden.

The bathroom benefits from a free-standing bath with a shower over it, providing the best of both worlds for your bathing preferences.

This maisonette is ideal for those seeking a comfortable and modern home in a convenient location. With its close proximity to shops and Billericay High Street, this property offers both convenience and style.

This is a fantastic opportunity to acquire a wonderful maisonette in a sought-after location. Don't miss out on this opportunity and book a viewing today!



LOUNGE/KITCHEN/DINER

BEDROOM 1

BEDROOM 2

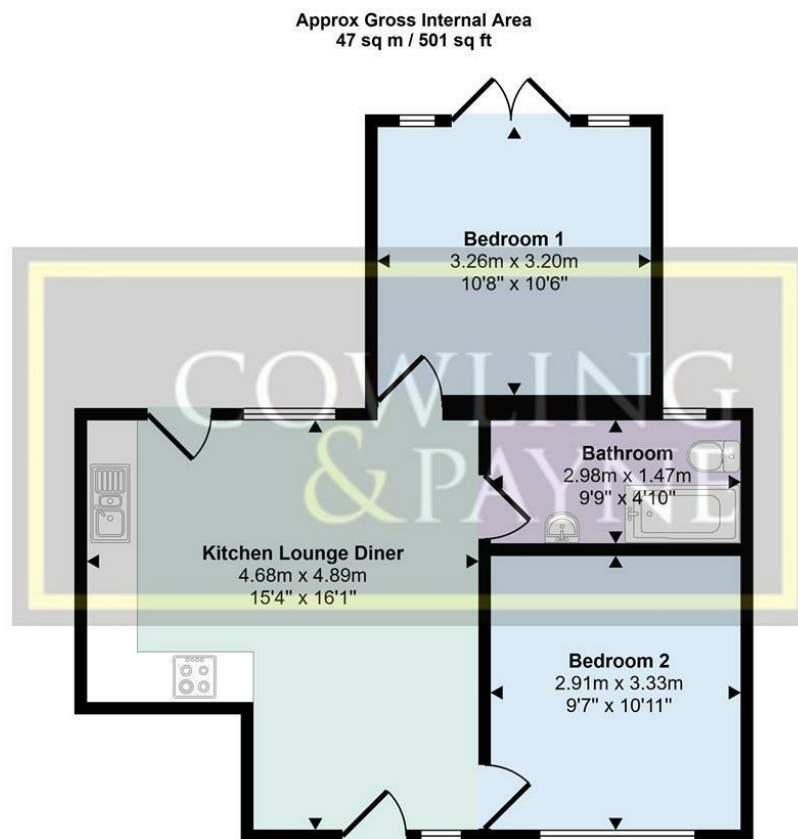
BATHROOM

COMMUNAL GARDEN

OFF STREET PARKING

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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