

 1
Bedroom

 1
Bathroom

 1
Receptions



- ONE BEDROOM GROUND FLOOR FLAT
- TOWN CENTRE LOCATION
- 85 YEARS REMAINING ON LEASE
- NO ONWARD CHAIN
- UNDER FLOOR HEATING
- EPC - D COUNCIL TAX BAND - B

Bonds of Essex are pleased to bring to sale this stunning ONE BEDROOM FLAT in the High St, Town Centre. The property has recently undergone refurbishment throughout and has been fitted with a lovely new kitchen. The property boasts of having underfloor electric heating and secure communal garden area. Comes with NO ONWARD CHAIN. Being in the town centre you will be close to local shops, supermarkets and the train station with links to Stratford and London Liverpool Street. There is currently 85 years remaining on the lease with the opportunity to extend with the building owner. Ground rent is £200 PA and Service charges are £1300 PA. These prices are frozen for the first 3 years and then increase will be reviewed yearly. Owner of the block will be cleaning and maintaining the communal arears regularly. We have keys to view. Please call in today on 01255 420222 to arrange an internal viewing or for further information. EPC - D Council tax band - B.

Kitchen 10' 86" x 7' 12" (5.23m x 2.44m)

Laid with linoleum flooring. Wall and base level units. Built in electric oven, hob and extractor fan. Double glazed window to rear. Underfloor heating.

Lounge 13' 51" x 11' 51" (5.26m x 4.65m)

Laid with grey fitted carpet. under floor heating. White UPVC double glazed French doors to communal garden.

Bedroom 10' 57" x 11' 93" (4.50m x 5.71m)

Laid with grey fitted carpet. Underfloor heating. White UPVC French doors to communal garden. Double glazed window to rear.

Bathroom 5' 66" x 8' 13" (3.20m x 2.77m)

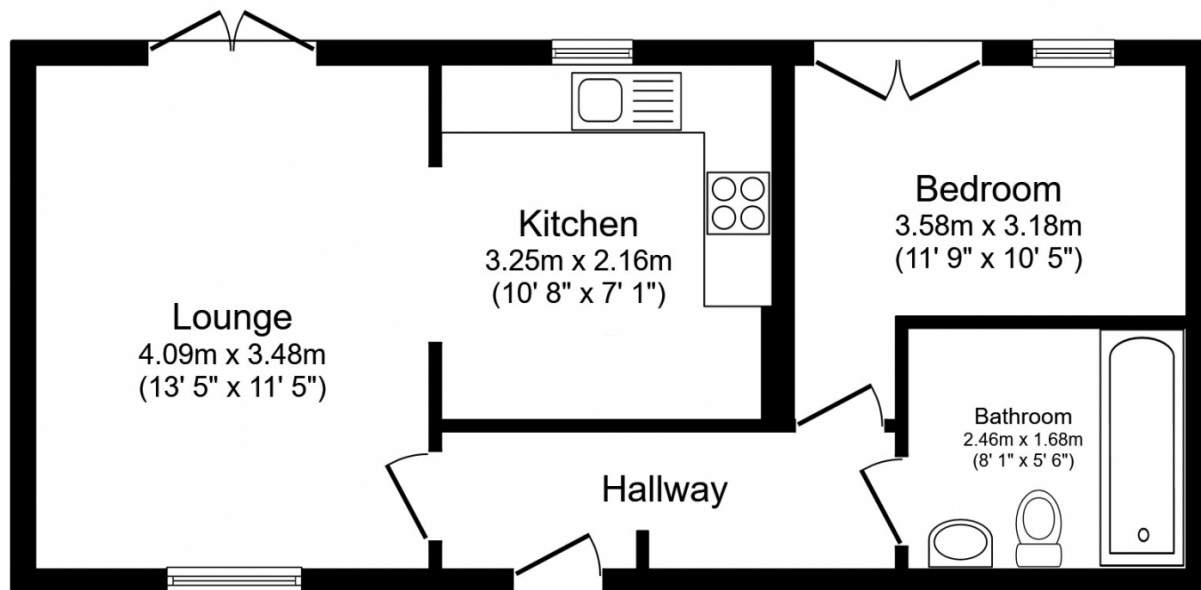
Laid with linoleum flooring. low level W/C. Pedestal sink with mixer taps. bath with over head shower and glass shower screen. Fitted with extractor fan.

Communal Garden 0.00m x 0.00m (0' x 0')

Laid fully with patio slabs. Gated access which is lockable. Bin store for occupiers of all flats to use. Access to water meters.

USEFUL INFORMATION 0.00m x 0.00m (0' x 0')

Flat comes leasehold with 85 years remaining on lease. Upon purchase there is a chance to extend the lease by negotiation. Ground rent is currently £200 PA and Service charges are £1300 PA. These charges are frozen for the first 3 years and then will be reviewed yearly. The property does not come with off road parking however spaces can be purchased in the carpark behind by the local council. Owner of the block will be cleaning and maintaining the block regularly.



Floor Plan
Floor area 45.0 sq.m. (485 sq.ft.)

Total floor area: 45.0 sq.m. (485 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Energy rating

D

Certificate number

9091-9724-0922-2001-0203



Tel : 441255420222
Email : salesandlettings@bondstates.co.uk
Address : 71 Station Road Clacton-On-Sea Essex CO15 1SD

Disclaimer