



**Oliver
Minton**
Sales & Lettings

**High Street,
Roydon**
CM19 5EA
£1,250 PCM



RARELY AVAILABLE... E-MAIL ENQUIRIES ONLY A unique ground floor maisonette located on the High Street in a Grade II Listed development. This one bedroom ground floor apartment benefits from its own front and rear entrance doors, private rear garden, an allocated parking space in a private car park to rear of the building, garage, gas central heating and Upvc double glazing. There is a good size living room, double bedroom with fitted wardrobes, modern kitchen (NO WHITE GOODS INCLUDED) and modern white bathroom suite. .

Roydon High Street provides a range of facilities including shops, pubs restaurants and convenience store. Roydon mainline station is on the Stansted Express line and provides service to London Liverpool Street in approximately 35 minutes.



ACCOMMODATION

Private front door opening to:

LIVING/DINING ROOM 5.020m x 3.844m (16'5" x 12'7")

Window to front aspect. Wood laminate floor. Radiator. Deep storage/cloaks cupboard.

KITCHEN 2.861m x 2.808m (9'4" x 9'2")

Fitted with a range of wall and base cupboards with work tops over. Tiled splash-backs. Inset stainless steel sink and drainer. Built-in oven with 4 ring gas hob over. Wall mounted gas fired combi-boiler. Tiled floor. Upvc double glazed window to side.

INNER LOBBY

Stable door giving rear access. Door to:

BATHROOM

Modern white three piece suite: Panel enclosed bath with mixer tap and shower attachment and glazed screen. Low level w.c. Vanity wash hand basin. Radiator.

BEDROOM 3.027m x 2.813m (9'11" x 9'2")

Upvc double glazed window to rear. Range of fitted wardrobe cupboards to one wall. Wood laminate floor. Radiator.

EXTERIOR

A private, gated rear garden can be found just across from the parking area. The rear door is situated to the rear of the building accessed via a covered passageway, shared with No. 25.

PARKING

Allocated parking space for one car situated in the private car park situated to the rear of the building and garage en bloc

SERVICES

All mains services are connected with mains water, sewerage, electricity and gas central heating to radiators.

Broadband & mobile phone coverage can be checked at <https://checker.ofcom.org.uk/>

Area Map



Floor Plans

Tenure:

Council Tax Band: C

Viewing Arrangements:

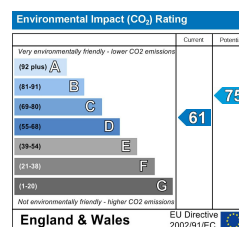
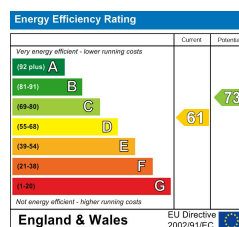
Strictly by appointment

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