

Teal Avenue, Mayland Chelmsford CM3 6TU



welcome to

Teal Avenue, Mayland Chelmsford

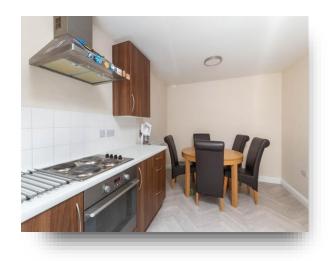
IMMACULATELY PRESENTED three bedroom house in the POPULAR VILLAGE OF MAYLAND, offered with 80% SHARED OWNERSHIP and the OPTION TO STAIRCASE TO 100%, within reach of SHOPS AND SCHOOLS, in a quiet cul-de-sac position.

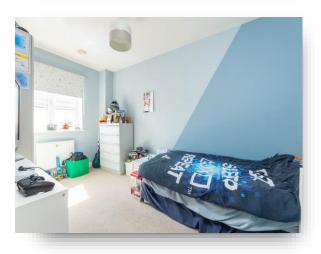












Entrance

Covered porch area, part glazed door to :-

Entrance Hall Stairs rising to first floor, doors to :-

Cloakroom

Double glazed window to front, white suite comprising low level WC and vanity basin, radiator.

Lounge

16' 2" max x 11' plus recess (4.93m max x 3.35m plus recess)

Double glazed window and door to rear opening onto the garden, under stairs storage cupboard, radiator.

Kitchen Diner

16' x 9' (4.88m x 2.74m)

Double glazed window to front, modern fitted kitchen comprising one and a half bowl sink and drainer set in roll top surfaces with tiled splashbacks and range of eye and base level units, built in oven with hob and extractor over, space for further appliances, radiator.

First Floor

Landing Doors to :-

Bedroom One

13' 5" max x 10' max (4.09m max x 3.05m max) Double glazed UPVC window to rear overlooking the garden, radiator.

Bedroom Two

13' 8" x 8' 7" (4.17m x 2.62m) Double glazed UPVC window to front, radiator.

Bedroom Three

9' 5" x 7' 3" (2.87m x 2.21m) Double glazed UPVC window to front, radiator.

Bathroom

7' x 6' 1" ($2.13m \times 1.85m$) Double glazed UPVC window to rear, modern white suite comprising panel bath with shower over, low level WC and basin set in roll top vanity unit, part tiled walls, radiator.

Outside

Front Laid to flint stone chippings.

Rear Garden

Enclosed by panel fence, laid to lawn with patio seating area and range of mature shrub borders, gated rear access to :-

Parking

Allocated parking for two cars to rear.

Agents Note

Subsidised rent of £116.27 per month payable to CHP on the remaining 20% share. Monthly Service Charge of £73.62 payable to CHP.





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- 80% Shared Ownership
- Option to Staircase to 100%
- Three Generous Bedrooms
- Modern Throughout
- Allocated Parking

Tenure: Leasehold EPC Rating: C

This is a Leasehold property with details as follows; Term of Lease 99 years from 30 Sep 2013. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£280,000





view this property online williamhbrown.co.uk/Property/MLN104280

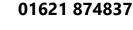


Property Ref: MLN104280 - 0002 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

william h brown





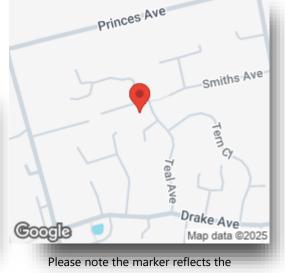


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postcode not the actual property