



Kavanaghs Court, Brentwood

Kavanaghs Road

£215,000

This third floor one-bedroom apartment is perfectly located just 0.6 miles from Brentwood Station offering Elizabeth Line services to the West End and Heathrow airport beyond. The property features a secure communal entrance accessed through a security entry phone system, leading to a welcoming main entrance hall. Highlights of the apartment include an open plan lounge/diner/kitchen overlooking beautifully maintained communal gardens. One double bedroom with fitted wardrobes and bathroom WC. For parking, there's a communal car park with



one allocated carpark space, along with a designated refuse storage area. This property is offered for sale with no onward chain and is an excellent opportunity for first time or buy to let purchasers. EPC C.

Communal Hall

Entrance Hall

Open-plan Kitchen/Living Room

18' 6" x 12' 4" (5.63m x 3.76m)

Bedroom One *10' 7" x 10' 4" to
front of fitted wardrobe (3.22m x
3.15m)*

Bathroom *6' 7" x 5' 4" (2.01m x
1.62m)*

Agents Note

Ground rent - £125 p.a.

Service charge - £2,217.63.

Tenure – Leasehold, 125 years from 2010.











Energy Efficiency Rating

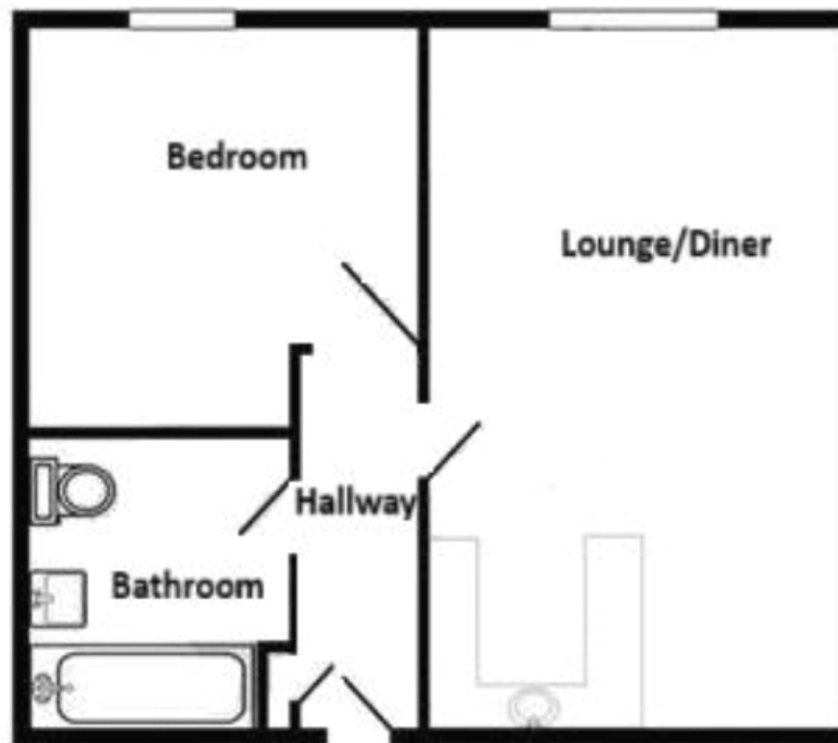
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	80	81
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

WWW.EPC4U.COM

Council Tax Band C

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This plan is for illustrative purposes only.

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