







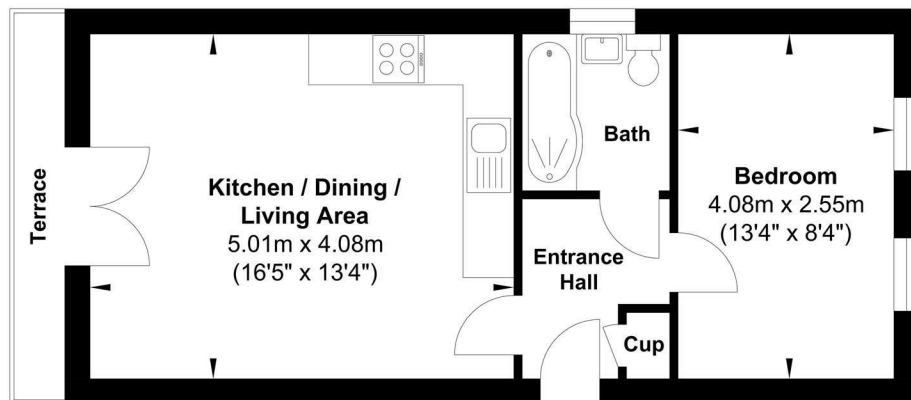
2 Garland Court, Sun Street, Billericay, CM12 9FQ

£295,000

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A modern one bedroom ground floor apartment situated within a sought after gated development, positioned just off of Billericay High Street. The property is being offered with no onward chain and offers a security intercom controlled entrance to the carpeted communal hall with a door to the apartment hallway with a built-in storage cupboard. The open-plan living/dining/kitchen has double doors opening onto a small terrace area, with the kitchen including a full range of integrated appliances. The double bedroom has two windows and newly fitted carpet. The fully-tiled bathroom is fitted with a white suite, including a shower/bath and heated towel rail. There is an allocated parking space through the electric gated car park, bin store and cycle enclosure.



Gross Internal Floor Area : 38.71 m2 ... 416.67 ft2

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

VIEWING: Strictly by prior arrangement with Ashton White Estate Agents.

THESE PARTICULARS DO NOT CONSTITUTE ANY OFFER OF CONTRACT EITHER DIRECT OR COLLATERAL NOR ARE THEY TO BE ACTED UPON AS REPRESENTATIONS. ALL INTERESTED PARTIES MUST THEMSELVES VERIFY THE ACCURACY OF THESE PARTICULARS.



- ONE BEDROOM GROUND FLOOR APARTMENT
- OPEN-PLAN LIVING/DINING/KITCHEN WITH INTEGRATED APPLIANCES
- FULLY TILED BATHROOM
- ELECTRIC GATED ENTRANCE
- DOUBLE BEDROOM WITH NEWLY FITTED CARPET
- GAS RADIATOR CENTRAL HEATING
- NO ONWARD CHAIN
- ALLOCATED PARKING SPACE



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