

ESSEX GUILD HOMES: | 75 EASTWOOD ROAD, RAYLEIGH, ESSEX, SS6 7JN | TEL NO: 01268 777728 | www.essexguildhomes.co.uk



Eastwood, £75,000, One Bed Upper Floor Retirement Flat

PRICED TO SELL QUICKLY !!! Essex Guild Homes are delighted to Offer for Sale this One Bedroom Retirement Apartment with Elevated Views over the Communal Gardens.

If you are looking for an Affordable Retirement Flat **"BUY THIS"...**

No Chain / Keys Held. State Pensionable Age Buyers Only.

Lease Remaining: 66yrs Service Charge: £223.05pcm Ground Rent: £100.00pa
Council Tax Band: C EPC Rating: TBC Tenure: Leasehold



ESSEX GUILD HOMES

WE VALUE PEOPLE, NOT JUST PROPERTY

Eastwood, Essex, SS9 5PZ

PRICED TO SELL QUICKLY JUST £75,000

VERY AFFORDABLE ONE BED 2ND FLOOR APARTMENT

VIEWS OVER THE COMMUNAL GARDENS

2ND FLOOR FLAT "READY TO MOVE IN"

LOUNGE OPEN TO FITTED KITCHEN

GOOD SIZE BEDROOM WITH FITTED WARDROBES

RESIDENTS LOUNGE / KITCHEN / LAUNDRY

COMMUNAL GARDENS AND PARKING

NO CHAIN / MUST BE VIEWED

Energy Performance Rating: TBC

Council Tax Band: C

Inspected By: Thomas Devlin-James

Lease Information:

Length of Lease: 66 Years at the point of First Marketing

Ground Rent: £100.00pa

Buildings Insurance: £312pa, To Be Advised.

Service Charge: £223.05pcm, To Be Advised.

Rooms:

Entrance Hall with Two Cupboards

7' 1" (2.16m)

Lounge / Dining Room

12' 4" x 12' 2" (3.76m x 3.71m)

Kitchen

9' 1" x 6' 10" (2.77m x 2.08m)

Bedroom

12' 5" x 12' 3" (3.78m x 3.73m)

Bathroom

9' 1" x 6' 6" (2.77m x 1.98m)

Communal Facilities:

- Residents Lounge with Attached Kitchen
- Reception Seating Area
- Communal Gardens
- Laundry Room
- Mobility Storage Area
- Visitor and Residents Parking Areas
- Gardens Surround the Building

Disclaimer: The measurements indicated are supplied for guidance only, potential buyers are advised to re-check the measurements before committing to any expense.



