



Aspin Mews, Saffron Walden, CB10 2EL

CHEFFINS

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Saffron Walden,
CB10 2EL

WE ARE NOW FULLY BOOKED FOR VIEWINGS, if you wish to be booked on the cancellation list please contact the office A well presented one bedroom garden apartment, situated in this tucked away residential location. The accommodation boasts good sized living/dining area, contemporary shower room, double bedroom and kitchen which provides access out to the enclosed rear garden. Available late-June.

LOCATION

Saffron Walden is an historic market town with a magnificent Parish Church, numerous period properties and a wide tree-lined High Street. An extensive range of shops, schools, social and sporting amenities are all accessible within the town and the Golf Course and Sports Centre lie on the town's outskirts. Road links to London and Cambridge (16 miles) are accessible at Junctions 8 and 9 of the M11. Train services to London (Liverpool Street - 57 mins) run from Audley End Station about 2 miles away.



£875 PCM





Lounge/Diner

Good sized living space with window overlooking the front of the property. There are two cupboards which provide a very good amount of storage, with one offering space and plumbing for a washing machine.

Shower Room

Contemporary suite with shower cubicle, W/C and sink. Obscured window overlooks the side aspect.

Bedroom

Generous sized double bedroom with views overlooking the garden as well as hanging space.

Kitchen

A bright space offering a range of high and low level cupboards with worktop over as well as electric freestanding cooker and space and plumbing for a dishwasher and fridge freezer. Access out to the garden.

Outside Space

To the rear of the property there is an enclosed garden which benefits from a patio and lawn area. There is one allocated parking space to the front of the property.

Viewings

Strictly by appointment through the Agent's.

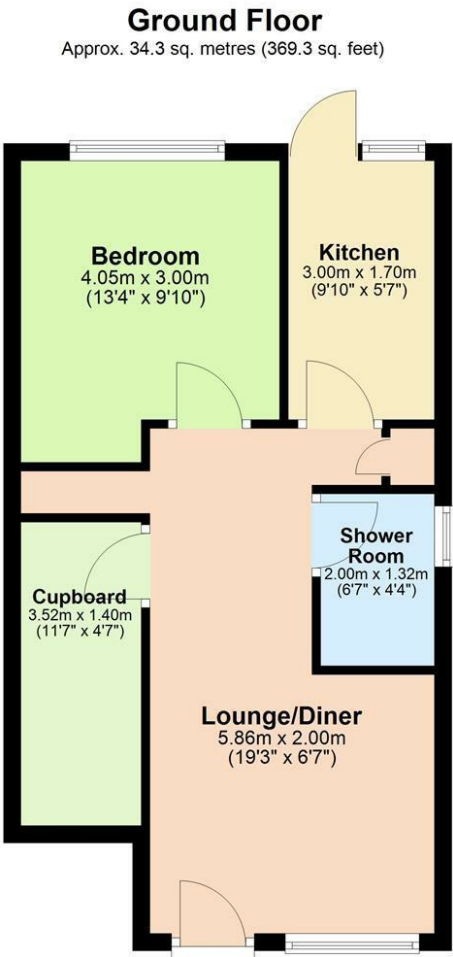
Letting agent notes

Holding Deposit - £201.00

For more information on this property please refer to the Material Information brochure on our Website.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	70	74
(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	

£875 PCM
 Council Tax Band – B
 Local Authority – Uttlesford



Total area: approx. 34.3 sq. metres (369.3 sq. feet)

Agents note:
 For more information on this property please refer to the Material Information Brochure on our website.

Hill Street Saffron Walden, Essex, CB10 1JD | 01799 523656 | cheffins.co.uk

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

