

HOME



Old Moulsham
£290,000
2-bed first floor apartment

King George Court

This stunning two-bedroom, two-bathroom flat in the heart of Old Moulsham, Chelmsford is now available for sale for the first time in 7 years. Believed to be the largest flat on the development, The apartment boasts a prime city centre location, offering convenient access to all amenities and transport links.

Upon entering the well-maintained development, residents are greeted with a security entry system for added peace of mind. The flat comes with its own parking space, a valuable asset in this bustling area.

The interior of the flat is truly unique, with dual aspect living accommodation and feature bay windows flooding the space with natural light. The kitchen area is equipped with a breakfast bar, perfect for casual dining or entertaining guests. The master bedroom offers excellent wardrobe storage and a recently refurbished en-suite shower room, providing a touch of luxury.

Additional features of the property include gas central heating for comfort and efficiency. This immaculate flat is a must-see for anyone looking for a stylish and convenient living space in Chelmsford.

Old Moulsham
88 Moulsham Street
Essex CM2 0JF

Sales
01245 344 644
Lettings
01245 253 377
Mortgages
01245 253 370

thehomepartnership.co.uk



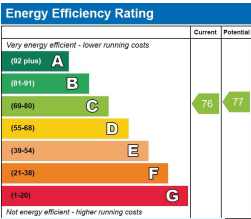
TOTAL APPROX INTERNAL FLOOR AREA
66 SQ M 713 SQ FT
This plan is for layout guidance only and is
NOT TO SCALE
Whilst every care is taken in the preparation
of this plan, please check all dimensions,
shapes & compass bearings before making
any decisions reliant upon them.
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HOME

Features

- City centre location
- Security entry system
- Well maintained development
- Parking space
- Unique dual aspect living accommodation
- Feature bay windows
- Kitchen area with breakfast bar
- Master bedroom with excellent wardrobe storage
- Recently re-furbished en-suite shower room

EPC Rating



Leasehold Information

Tenure: Leasehold

Lease Length: 125 year lease from 25th March 2005. 105 years remaining

Current Ground Rent: £225 PA*

*Current Ground rent review terms:
£225 PA for the first 25 years of term
£450 PA for the 2nd 25 years
£675 PA for the 3rd 25 years
£900 PA for the 4th 25 years
£1125 PA for the 5th 25 years

Service Charge: £1804.43 PA

Council Tax: The Council tax for this property is band D with an annual amount of £2,084.49.

The Nitty Gritty

As an integral part of the community, we've gotten to know the best professionals for the job. If we recommend one to you, it will be in good faith that they'll make the process as smooth as can be. Please be aware that a small number of the parties we recommend (certainly not the majority) may on occasion pay us a referral fee up to £200. You are under no obligation to use a third party we have recommended.

Should you successfully have an offer accepted on a property of ours and proceed to purchase it there is an administration charge of £30 inc. VAT per person (non-refundable) to complete our Anti Money Laundering Identity checks.

