

for sale

offers in excess of **£220,000**



Turner Close Black Notley Braintree CM77 8FN

A delightful one bedroom coach house situated in the highly regarded village location of 'Black Notley' offering the perfect combination of space, convenience and comfort.



Turner Close Black Notley Braintree CM77 8FN

Entrance Hall

Radiator, two storage cupboards, double glazed window to the front aspect.

Entrance Porch

Stairs leading to the entrance hall, courtesy door to the garage.

Living Room

15' 8" x 12' 2" (4.78m x 3.71m)

Two double glazed windows to the rear aspect, radiator.

Kitchen

8' 6" x 6' 5" (2.59m x 1.96m)

Inset sink unit one and a half bowl with left hand drainer with

cupboard under, working surfaces to the side with a matching range of wall mounted units with further drawers and cupboards up and under, space for oven and fridge-freezer, double glazed window to the front aspect.

Bedroom One

12' 3" x 10' (3.73m x 3.05m)

Double glazed window to the front aspect, radiator, two fitted wardrobes, loft access.

Bathroom

Low level WC, pedestal hand wash basin, paneled bath with shower unit above, heated towel rail, double glazed window to the front aspect.



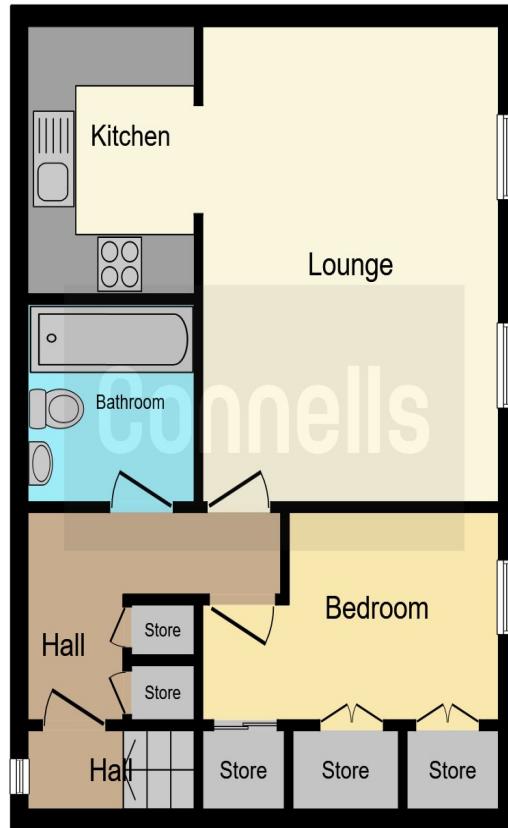
Garage

Electric roller door, power and light connected.

External

Brick shed.





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

T 01376 552 222
E braintree@connells.co.uk

17 Great Square
 BRAINTREE CM7 1TX

Property Ref: BRT308023 - 0002

Tenure: Leasehold

EPC Rating: Awaited

view this property online connells.co.uk/Property/BRT308023

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

