

for sale

£210,000



## Eastern Crescent Chelmsford CM1 4JQ

A well-presented two-bedroom ground floor apartment with parking, double glazing and gas central heating.



# Eastern Crescent Chelmsford CM1 4JQ

## Entrance Hall

## Lounge/Kitchen

22' 6" max x 13' 7" max ( 6.86m max x 4.14m max )

## Bedroom One

12' 4" x 8' 8" ( 3.76m x 2.64m )

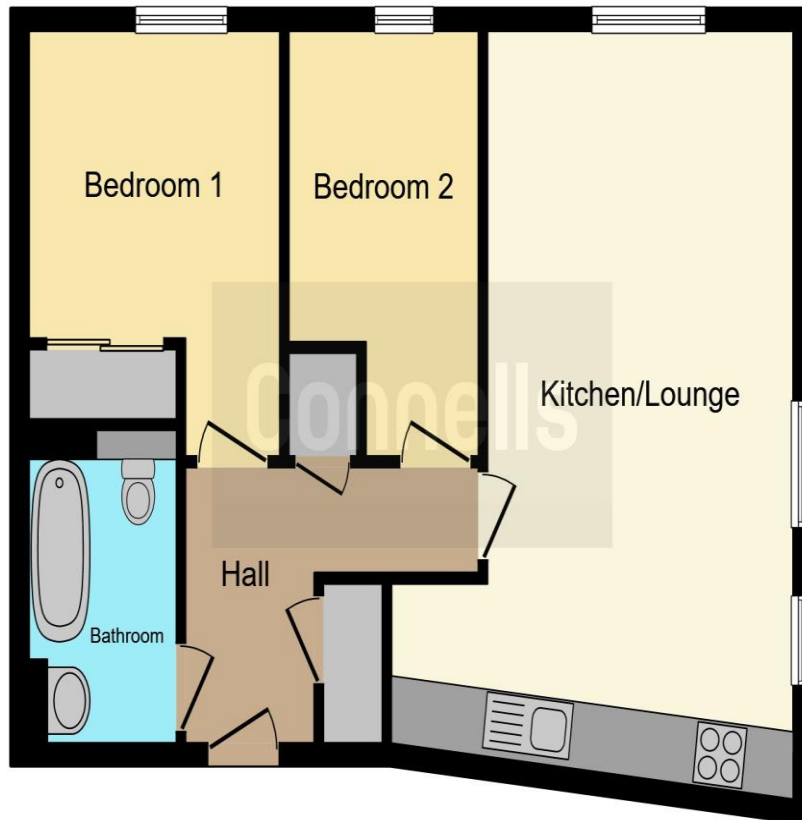
## Bedroom Two

12' 4" x 8' 8" ( 3.76m x 2.64m )









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](http://www.focalagent.com)

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**T 01245 261 266**  
**E [chelmsford@connells.co.uk](mailto:chelmsford@connells.co.uk)**

4 Tindal Square  
 CHELMSFORD CM1 1EH

Property Ref: CHL308707 - 0012

**Tenure:** Leasehold

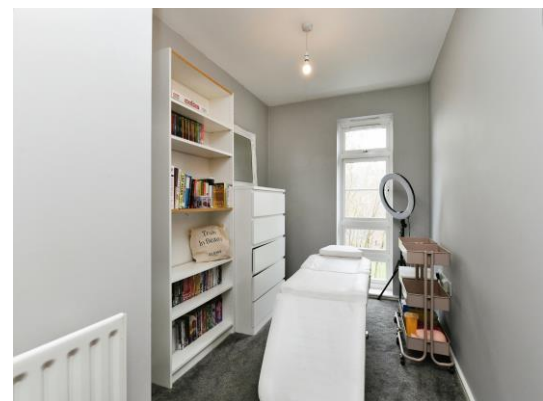
**EPC Rating:** B

**view this property online** [connells.co.uk/Property/CHL308707](http://connells.co.uk/Property/CHL308707)

This is a Leasehold property with details as follows; Term of Lease 250 years from 01 Jan 2007. Should you require 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.

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