



**Stapleford Close, Chelmsford CM2 0RB**

**welcome to**

## **Stapleford Close, Chelmsford**

Spacious TWO GROUND FLOOR FLAT located close to the city centre and train station, featuring allocated parking. Great for INVESTORS or FIRST TIME BUYERS.

### **Entrance Hall**

### **Bedroom One**

11' 4" max x 10' 9" max ( 3.45m max x 3.28m max )

### **Bedroom Two**

10' 8" max x 7' 6" max ( 3.25m max x 2.29m max )

### **Bathroom**

6' 3" max x 6' 3" max ( 1.91m max x 1.91m max )

### **Lounge**

14' 7" max x 11' 2" max ( 4.45m max x 3.40m max )

### **Kitchen**

11' 5" max x 7' 3" max ( 3.48m max x 2.21m max )

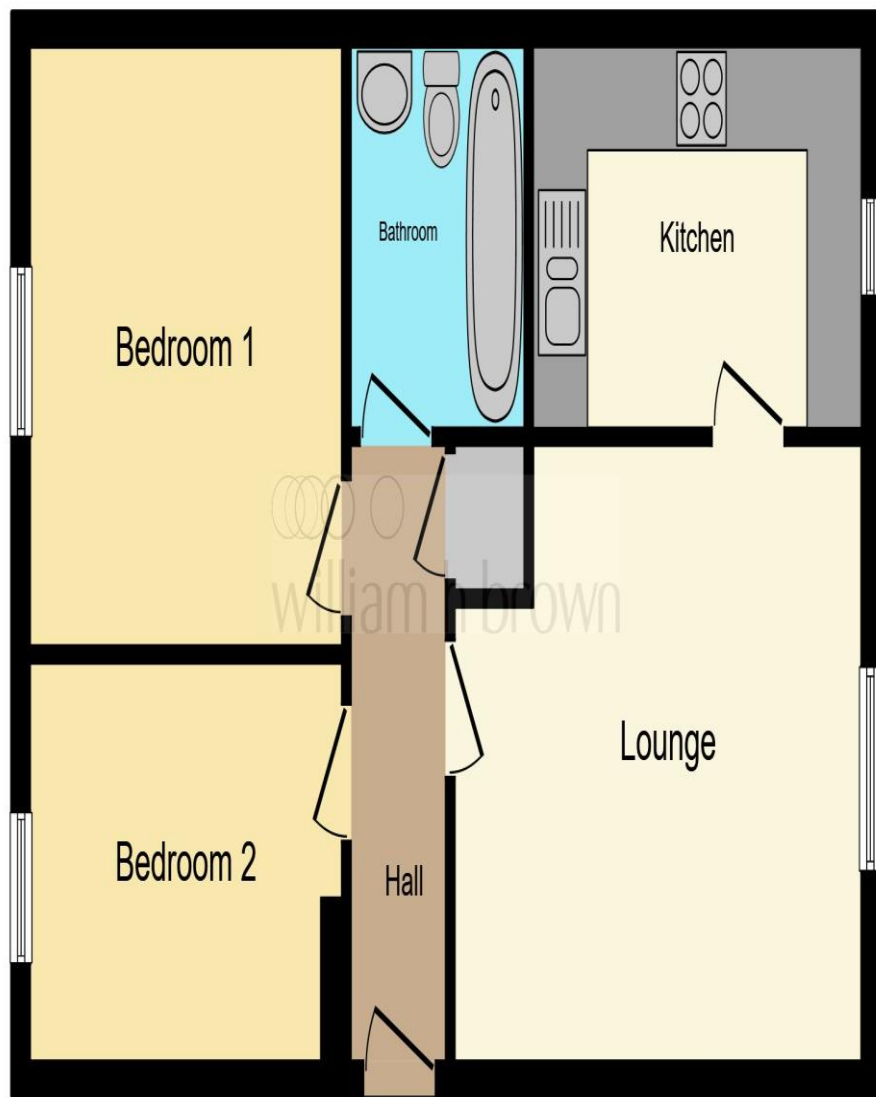
### **Agents Note:**

Lease: 999 years from 1 January 1980

Current Ground Rent: Peppercorn

Current Service Charge: £1112.60 pa





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)



**welcome to**  
**Stapleford Close,**  
**Chelmsford**

- Two Bedrooms
- Allocated Parking
- City Centre Location
- No Chain
- 

Tenure: Leasehold EPC Rating: D

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 1980. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

**£220,000**



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Property Ref:  
CHE115123 - 0002

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