



Mildmay Road, Chelmsford CM2 0DN

welcome to

Mildmay Road, Chelmsford

Option to purchase freehold is this two bedroom & study 1st floor maisonette & located a short walk from Chelmsford city centre. Being sold with a sitting tenant, this apartment is currently available to buy to let investors only. Current ROI is 9.1% based on current rental income and asking price

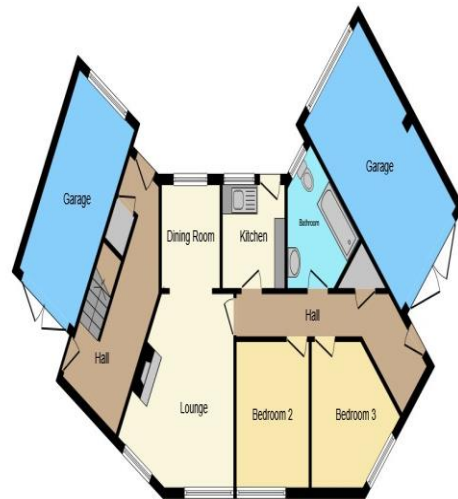
Agents Note:

Lease: 99 years from 25 March 1994

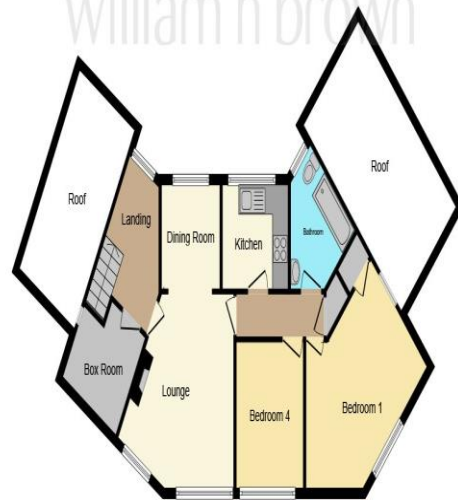
Please note that there are 68 years on the lease.

This could impact where a mortgage is required.

The property is a first floor maisonette.



Ground Floor



First Floor

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.



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Chelmsford

- 9.1% ROI investment opportunity
- Two Bedrooms & Study
- Garage & Off Road Parking
- Courtyard
- Tenant in Place - please contact us re current tenancy agreement.

Tenure: Leasehold EPC Rating: D

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 99 years from 25 Mar 1994. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£190,000



view this property online williamhbrown.co.uk/Property/CHE115584



Property Ref:
CHE115584 - 0003

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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