

**Century Tower, Shire Gate, Chelmsford CM2 0FQ** 

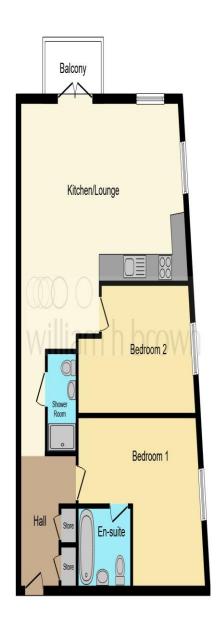


### welcome to

## **Century Tower Shire Gate, Chelmsford**

Set in the heart of Chelmsford City centre is this spacious apartment with undisturbed views over central park and Chelmsford skyline. The apartment offers contemporary open plan living with many salient points including en-suite and allocated bay parking with no onward chain

Entrance Hall Kitchen / Living Area 20' 9" x 17' 1" ( 6.32m x 5.21m ) Bedroom One 12' x 9' 6" ( 3.66m x 2.90m ) Bedroom Two 10' 4" x 9' 10" ( 3.15m x 3.00m ) Bathroom



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





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# **Century Tower Shire Gate,**

### **Chelmsford**

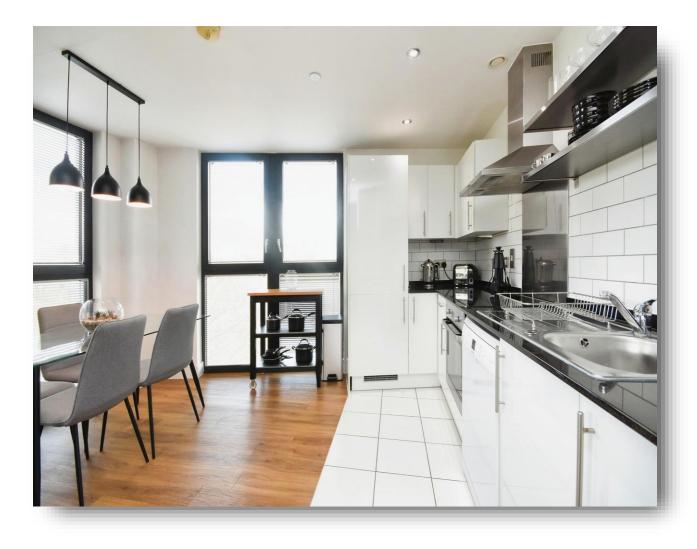
- Two Double Bedrooms
- Second Floor Apartment
- Balcony with Views Over the Park
- Allocated Parking
- Approx 6 Minute walk to Train Station and approx 10 minute walk into City Centre

#### Tenure: Leasehold EPC Rating: B

This is a Leasehold property with details as follows; Term of Lease 150 years from 14 Mar 2014. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in the region of

£280,000



### view this property online williamhbrown.co.uk/Property/CHE114664



Property Ref: CHE114664 - 0007 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 quidance 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.

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