



Apollo Mews, Colchester, CO2 9NY

welcome to

Apollo Mews, Colchester

- NO ONWARD CHAIN
- Modern First Floor Apartment
- Well Presented Throughout
- Spacious Lounge
- Modern Kitchen
- Shower Room
- Double Bedroom
- Allocated Parking
- Communal Garden

Tenure: Leasehold EPC Rating: Awaited
Council Tax Band: A Service Charge: 801.94
Ground Rent: Ask Agent

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.

£140,000

view this property online williamhbrown.co.uk/Property/CCS120686



Property Ref:

CCS120686 - 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.

Communal Entrance Door To:

Communal Entrance Hall

With stairs to first floor.

Entrance Door To:

Entrance Hall

Wood effect flooring, cupboard, doors to:

Lounge

12' 6" max x 12' 6" max (3.81m max x 3.81m max)

Two upvc double glazed windows to front with blinds, wood effect flooring, electric heater.

Kitchen

13' 1" max x 5' 6" max (3.99m max x 1.68m max)

Recently refurbished modern kitchen comprising range of modern white base and eye level units, roll top work surfaces, inset sink and drainer unit with mixer tap, space for washing machine, built-in eye level oven and microwave, inset electric hob with extractor over, built-in fridge/freezer, electric heater, wood effect flooring.

Bedroom

13' 2" max x 8' 9" max (4.01m max x 2.67m max)

Upvc double glazed window, electric heater, wood effect flooring, built-in fitted wardrobe.

Shower Room

Recently refurbished modern suite comprising double shower cubicle, concealed cistern w.c. and wash hand basin set into vanity unit, wall panel splashbacks, heated towel rail, wood effect flooring, extractor fan.

Outside

The property benefits from allocated parking and there is a communal garden.



william h brown



01206 577772



Colchester@williamhbrown.co.uk



8 Culver Street West, COLCHESTER, Essex, CO1 1JG



williamhbrown.co.uk