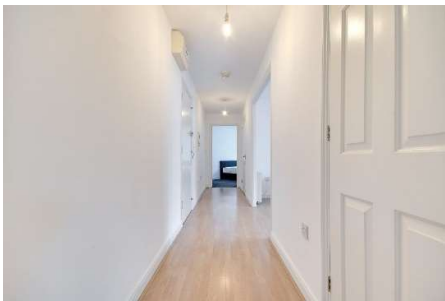


# HOME



**Chelmsford**  
**£220,000**  
**2-bed ground floor apartment**

## Parkinson Drive

This modern two bedroom ground floor apartment is offered for sale with no onward chain. Inside, this design has a double bedroom to either end of the entrance hall with a double width opening through to the lounge/diner with a Juliet style balcony. Bedroom 1 has an en suite shower room and there is also a further bathroom. Other benefits for this apartment include having replacement uPVC double glazed windows and electric heating. Outside, there are both communal gardens and a bin store.

The Village development is conveniently located a miles walk of the railway station which has a frequent service to London Stratford from 31 minutes and Liverpool Street from 36 minutes. It's a popular place to live for first time buyers due to it's close proximity to the High Street which has fantastic selection of places to shop, eat and drink and Moulsham Street where you will find a more quirky selection of independent restaurants, bars and traditional public houses. There is a convenience store located on Writtle Road along Whitley House Doctors Surgery and Pharmacy.

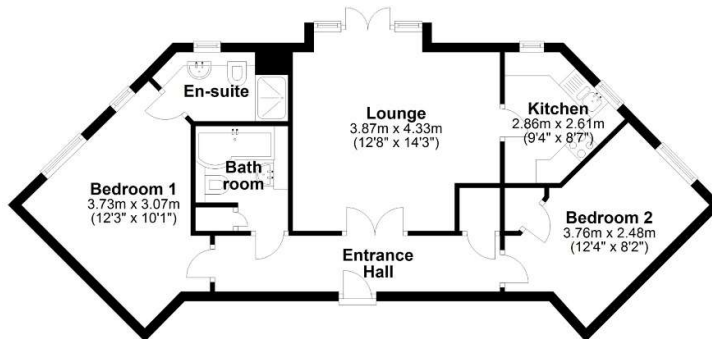
**Chelmsford**  
**11 Duke Street**  
**Essex CM1 1HL**

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Ground Floor



TOTAL APPROX INTERNAL FLOOR AREA  
63 SQ M 675 SQ FT

This plan is for layout guidance only and is NOT TO SCALE

Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.

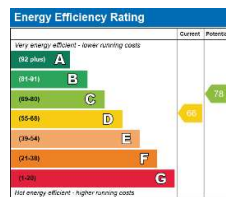
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Features

- No onward chain
- Ground floor
- Two double bedrooms
- Popular boomerang design
- Bedroom 1 with an en-suite shower room
- Further bathroom
- uPVC double glazed windows & French doors from the lounge
- Approx. 1 mile walk to Chelmsford station
- Good access to A12 & A414
- 166 year remaining lease

EPC Rating



The Nitty Gritty

Tenure: Leasehold

Band C is the Council Tax band for this property and the annual council tax bill is £1,852.88

Lease length: 189 years from 24/12/2001, expiring on 23/12/2190. 166 years remaining.

Ground rent: Peppercorn

Service charge: £1768.88 for 1/11/2023 to the 31/10/2024.

As an integral part of the community, we've gotten to know the best professionals for the job. If we recommend one to you, it will be in good faith that they'll make the process as smooth as can be. Please be aware that a small number of the parties we recommend (certainly not the majority) may on occasion pay us a referral fee up to £200. You are under no obligation to use a third party we have recommended.

Should you successfully have an offer accepted on a property of ours and proceed to purchase it there is an administration charge of £30 inc. VAT per person (non-refundable) to complete our Anti Money Laundering Identity checks.

