

# ParaBar Estates



## Cherry Trees, Ingatestone

Asking Price £250,000

- TWO BEDROOMS
- MODERN KITCHEN
- CUL DE SAC LOCATION
- NO ONWARD CHAIN
- FIRST FLOOR FLAT
- SOUGH AFTER VILLAGE
- ALLOCATED PARKING SPACES
- LARGE LOUNGE
- MODERN BATHROOM
- STORAGE SHEDS

106 High Street, Billericay, Essex, CM12 9BY  
01277 65 65 63

info@parabar.co.uk  
www.parabar.co.uk

# Cherry Trees, Ingatestone

\* TWO DOUBLE BEDROOMS \* FIRST FLOOR FLAT \* GOOD SIZE LOUNGE \* MODERN KITCHEN \* SHORT WALK TO INGATESTONE HIGH STREET \* ALLOCATED PARKING AT REAR \* Situated in a quiet cul de sac is this great size two bedroom first floor flat. This home offers great size rooms, has parking and storage shed and is also being sold with No Onward Chain. Lease remaining 92 Years , Service Charge and Ground Rent is approx £840 per annum.



Council Tax Band: C



**ENTRANCE HALL**

**LOUNGE**

17 x 9

**KITCHEN**

8 x 7

**BEDROOM ONE**

14 x 9

**BEDROOM TWO**

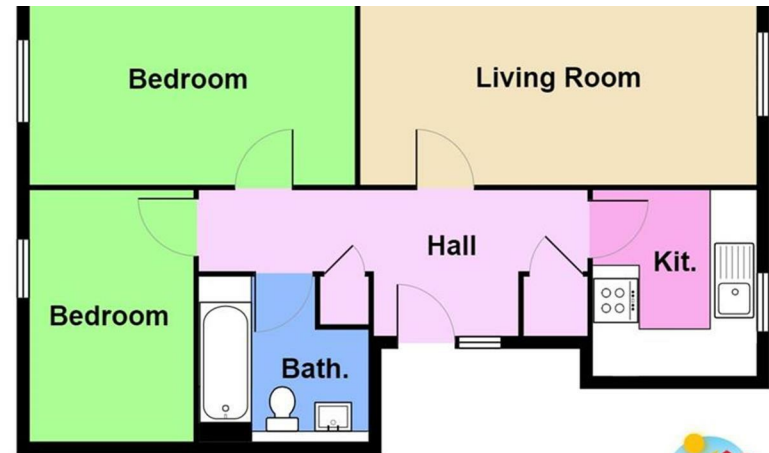
10'10 x 7

**BATHROOM**

7 x 5

**EXTERIOR**





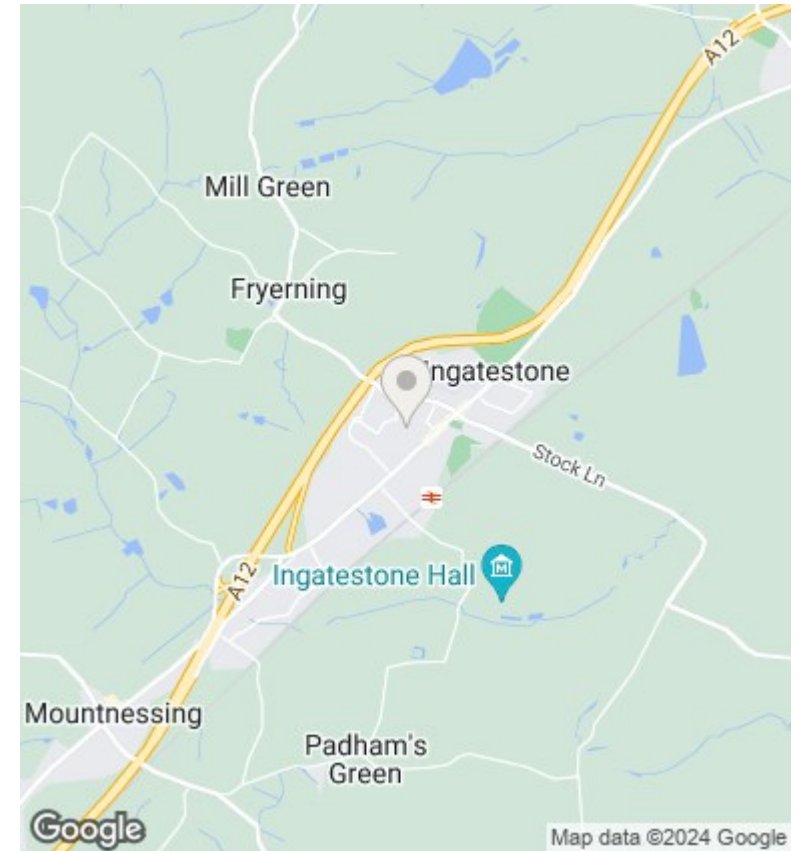
First Floor Flat

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Total Area: 52.2 m<sup>2</sup> ... 561 ft<sup>2</sup>

Whilst every effort has been made to ensure accuracy, measurements of doors, windows and other items are approximate and no responsibility is taken for any error, omission or mis statement. This plan is for illustrative purposes and so only be used as such.



## Directions

## Viewings

Viewings by arrangement only. Call 01277 65 65 63 to make an appointment.

## Council Tax Band

C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		74	76
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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