



**The Depot, Fairfield Road, Braintree, CM7 3AG**

**welcome to**

**The Depot, Fairfield Road, Braintree**

William H Brown are pleased to offer this well presented and spacious studio apartment situated in the heart of Braintree Town Centre and within walking distance to Braintree Railway Station.



**Hallway**

Laminate flooring. Airing cupboard.

**Lounge / Diner / Bedroom**

12' x 22' 4" ( 3.66m x 6.81m )

Double glazed window to front aspect. Double glazed Juliette balcony to front aspect. Three electric radiators. Laminate flooring.

**Kitchen**

8' x 7' 8" ( 2.44m x 2.34m )

Range of base and eye level units with work surface over incorporating a one and a half stainless steel sink drainer with hot and cold mixer tap. Integrated over with four ring electric hob and overhead extractor fan, plumbing and space for washing machine. Insert spotlights. Laminate flooring.

**Bathroom**

Panel enclosed bath with plumbed in shower. Pedestal hand wash basin. Low level WC. Luxury vinyl flooring. Electric radiator.

**Parking**

Under cover parking space.



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## The Depot, Fairfield Road, Braintree

- Studio Apartment
- Well Presented Throughout
- Double Glazing
- Walking Distance to Town Centre
- Close to Railway Station

Tenure: Leasehold EPC Rating: C

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

# £130,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
BTR108941 - 0002

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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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