



**MORGAN
BROOKES**
ESTATE AGENTS
HELPING YOU GROW



High Street, Wickford



Morgan Brookes believe - This as an exciting opportunity not to be missed, ownership of this completed and modern development within the heart of Wickford Town Centre, truly a long term investment that is sure to bare dividends.

Our Sellers love - How their vision of these one to two bedroom apartments came to life creating light, bright and airy accommodation in a attractive and modern visage.

Key Features

- Six Finished Brand New Apartments.
- Help To Buy Incentive Available.
- Ultra Modern Integrated Kitchens & Bathrooms.
- Bluetooth Controlled LED Down-lights & Integrated Speaker Systems
- Gas Central Heating With Smart Wireless Thermostats.
- Parking & Raised Terrace.
- Walking Distance To Train Station.
- Town Centre Location.

£1,395,000

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morganbrookes.co.uk

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Agents Notes

Fantastic opportunity to purchase a block of six apartments in Wickford High Street. The development consists of a one bedroom and five two bedroom apartments. Each apartment is finished to the highest of standards, with Bluetooth controlling LED spotlighting and central heating, built in speakers and secure entry phone systems. The block is positioned perfectly to Wickford Train Station, servicing London Liverpool Street in under 45 minutes.

New 125 year leases. Potential Rental Yield for the block - £65,000 PA.



Local Authority Information – Basildon Borough Council

01268 755626

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£1,395,000

MONEY LAUNDERING REGULATIONS 2003

Intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

THE PROPERTY MISDESCRIPTIONS ACT 1991

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents.

We can refer sellers and buyers to our recommended panel of conveyancers. It is your decision whether you choose to deal with our recommended conveyancers. Should you decide to use our recommended conveyancers you should know that we receive a referral fee between £100.00 & £300.00 from them for recommending you to them.