



Audley Court, Audley Road, Saffron Walden
Guide Price £120,000 Leasehold

Key Features



99 Years remaining as of 01 Apr 1988

£548.02 Ground Rent pa

Review due: Ask Agent

£4153.88 Service Charge pa

Review due: Ask Agent

- One bedroom, first floor retirement apartment
- Good order throughout
- Security entry phone system
- Range of communal facilities
- Resident Manager

This delightful one-bedroom retirement apartment which is in excellent order, ideally situated just a short distance from the town centre, offering a perfect blend of comfort, convenience, and community. Enjoy peaceful views over the beautifully



maintained communal gardens, while the spacious living areas provide plenty of room to relax or entertain. The apartment is part of a well-kept development designed with ease of living in mind, featuring lift access to all floors and private parking for residents and visitors. Saffron Walden is a fine old market town with a good range of shopping, schooling, and recreational facilities, including the renowned Saffron Hall, which is situated at the County High School. Audley End mainline station (with fast trains to Liverpool Street and Cambridge) is just two miles distance and the M11 access point at Stump Cross 4 miles. The property comprises entrance hall with storage cupboard, bedroom with built-in wardrobe and large storage cupboard, living room, kitchen, and bathroom.

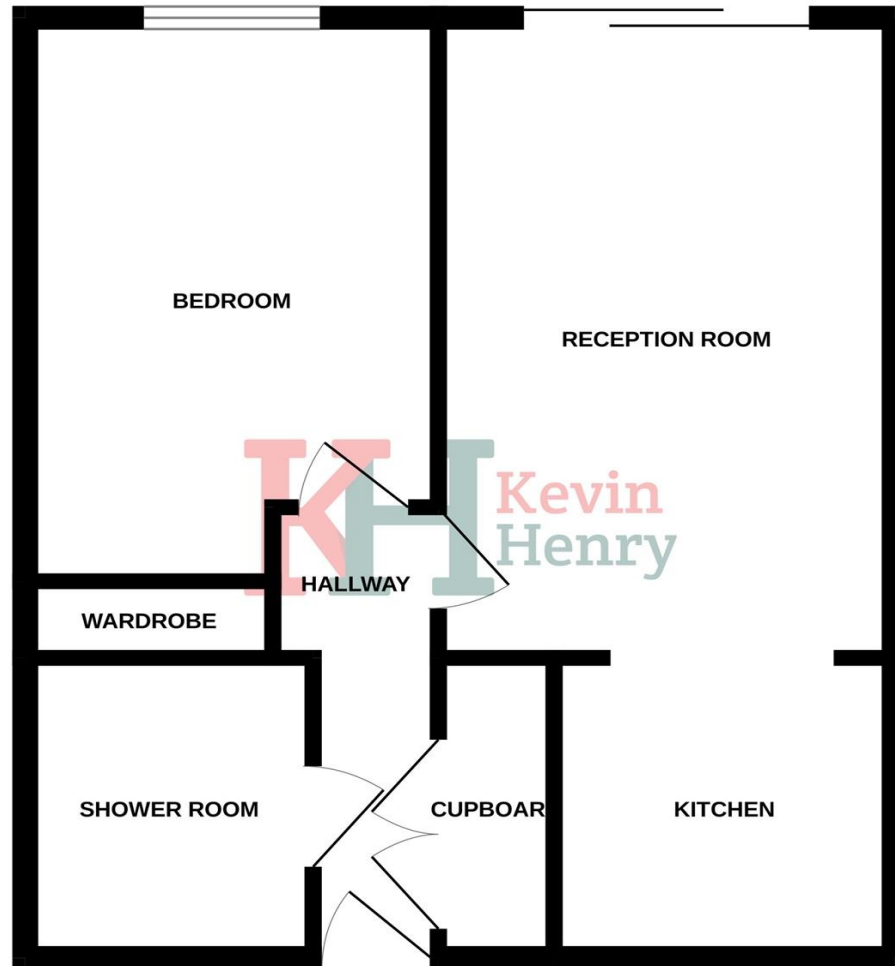
Entrance door leading to:

Entrance Hall with doors to adjoining rooms and large storage cupboard and access to airing cupboard housing hot water tank.

Bathroom - recently renovated with walk



FIRST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2025

in shower

Living Room: 4.99m x 3.15m (16'4" x 10'4")

Kitchen: 2.41m x 2.29m (7'11" x 7'6")

Bedroom: 5.18m max. x 2.90m max.
(17'0" max. x 9'6" max.)

Agent's Note:

All rooms have communication cords.

Facilities:

Residents benefit from a range of excellent shared facilities at Audley Court, including a welcoming communal lounge and attractive communal garden, laundry room, hairdressing salon and a comfortable guest suite for visiting family and friends at a nominal charge. An on-site manager ensures the day-to-day running of the development is smooth and secure, providing extra piece of mind.

To view this property call Kevin Henry on:
01799 513632

Selling your property?

Contact us to arrange a FREE home valuation.

 01799 513632

 1 Market Street, SAFFRON WALDEN, Essex, CB10 1JB

 sales@kevinhenry.co.uk

 www.Kevinhenry.co.uk



 SCAN ME



Kevin Henry is a trading name of Sharman Quinney Holdings Limited which is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Kevin Henry has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Kevin Henry has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: SAF103254 - 0003

