

Hartley House, Clockhouse Way, Braintree, CM7 3SB

william h brown

welcome to

Hartley House, Clockhouse Way, Braintree

GUIDE PRICE £160,000 to £170,000William H Brown are pleased to offer this spacious and well presented two double bedroom first floor apartment situated in a convenient location within easy reach of Freeport Shopping Village, Railway Station and the A120.













Hallway
Storage cupboard. Radiator. Carpets. Intercom, Doors leading to:-

Kitchen / Lounge
17' 5" x 15' 7" (5.31m x 4.75m)
L'shaped. Double glazed window. Radiator. Carpets. Range of matching 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. Four ring gas hob. Overhead extractor fan. Pluming and space for washing machine. Integrated fridge freezer.

Bedroom One
12' 2" max x 13' 5" max (3.71m max x 4.09m max)
Double glazed window. Radiator. Carpets.

Bedroom Two
11' 10" x 9' 2" (3.61m x 2.79m)
Double glazed window. Radiator. Carpets.

Bathroom
5' 7" x 8' 4" (1.70m x 2.54m)
Side panel bath with hot and cold mixer taps and shower attachment. Low level WC. Vanity hand wash basin. Heated towel rail.

Parking
Allocated parking.

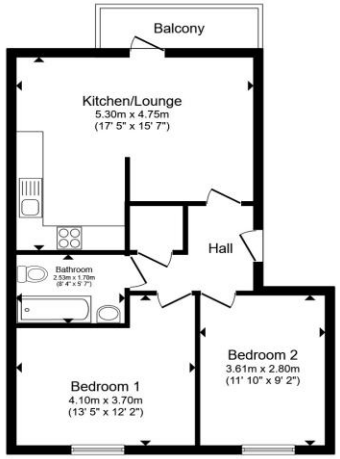
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- Two Double Bedrooms
- First Floor Apartment
- Gas Central Heating
- Balcony
- Convenient Location

Tenure: Leasehold EPC Rating: B
Council Tax Band: B Service Charge: 1065.56
Ground Rent: 100.00

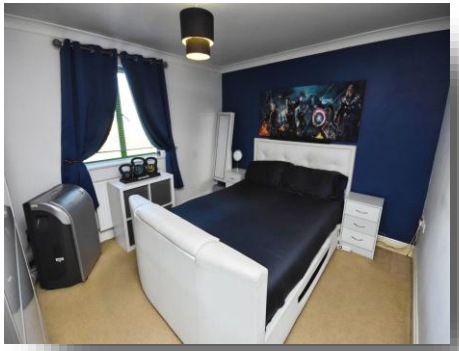
This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2004. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Total floor area 56.5 m² (609 sq.ft.) approx
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Guide price

£160,000 - £170,00









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/BTR110643

The Property Ombudsman

Property Ref:
BTR110643 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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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 Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.