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## Hutton Road, Shenfield, CM15

WN Properties are pleased to offer this exceptionally contemporary styled two bedroom first floor apartment. Ideally located in a popular development in central Shenfield with light and spacious accommodation comprising; open plan kitchen/breakfast and living room with balcony, double bedroom with fitted wardrobes, single bedroom with fitted wardrobes and luxuriously appointed bathroom with separate shower cubicle. Residents communal parking for one car plus garage. Available 20th August 2024 on a part furnished basis. EPC. C.

£1,650 pcm

Council Tax Band C

01277 225191  
lettings@wnproperties.co.uk



## Communal Entrance

Secure communal entrance door leads to;

## Entrance Hall

Light oak entrance door, entry phone, grey wood effect Amtico flooring, radiator, two storage cupboards. Doors leads to;

## Lounge/Open Plan Kitchen 24' 0" x 10' 0" (7.31m x 3.05m)

Range of base and wall mounted units with matching marble effect formica work surface/breakfast bar and up-stand. Integrated appliances include; fridge/freezer, slim-line dishwasher, washer-dryer, electric oven, induction hob and chimney style cooker hood. Grey Amtico flooring and double glazed window and fitted blind. Opens to living space with balcony from double glazed doors with fitted blinds, windows to side aspect with fitted blinds, carpet and radiator.

## Bedroom 1 14' 0" (max) x 9' 0" (4.26m x 2.74m)

Double glazed window to front aspect with fitted blind, carpet, radiator and fitted double wardrobe.

## Bedroom 2 10' 0" x 7' 0" (3.05m x 2.13m)

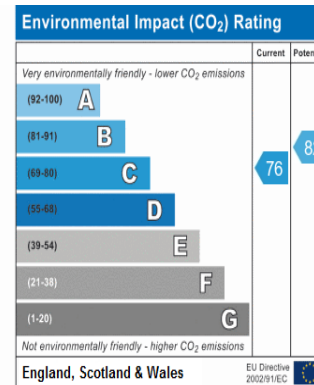
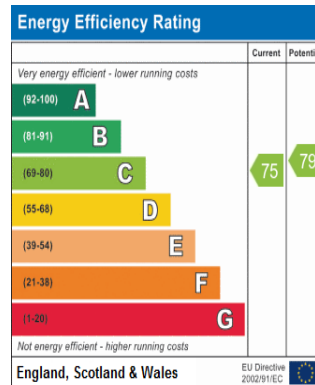
Double glazed window to rear with fitted blind, carpet, radiator and fitted double wardrobe. Further wardrobe and fitted chest of drawers.

## Bathroom 8' 0" x 6' 4" (2.44m x 1.93m)

Luxuriously appointed white suite comprises; tiled shower cubicle with shower attachment, vanity unit with wash hand basin and drawers below, concealed WC and bath with panel. Marble effect wall tiles and contrasting ceramic tiled flooring. Black wall mounted heated towel warmer. Double glazed obscure window to rear.

## Externally

Garage and communal parking for one car (subject to registering with car parking company).



Address:  
Rockleigh Ct, Hutton Road

## HOLDING DEPOSIT

A one week holding deposit is required to secure this property. Please ask for a copy of our 'Guide for Tenants' for a full list of costs applicable to this or any of our properties. Please note your holding deposit is at risk if you withdraw from the transaction or do not disclose something that affects your ability to pass references.

148 Hutton Road Shenfield Essex CM15 8NL 01277 225191 lettings@wnproperties.co.uk

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