



Rosemary Court, Rectory Road
Tiptree, CO5 0SW

£140,000 Leasehold
EPC Rating 'B'

- One Bedroom Apartment
- Central Village Location
- Communal Garden & Lounge
- Over 50's





Property Description

David Martin Estate Agents are pleased to offer for sale this well-presented one-bedroom apartment for the over 50's, ideally located in the heart of the popular village of Tiptree, just a short walk from local shops and amenities. Situated on the second floor with lift access, the apartment features a bright and airy lounge/diner, a fully fitted kitchen, a double bedroom with built-in wardrobes, and a spacious bathroom. Rosemary Court offers a welcoming community atmosphere with access to a communal lounge and beautifully maintained gardens.





ENTRANCE HALL

Wall mounted electric heater, airing cupboard.

LOUNGE/DINER

Bay window to side, electric wall mounted heater, entry phone, open to:

KITCHEN

Comprehensively fitted with a range of wall and base units incorporating a sink with drainer and mixer tap, electric oven, four ring electric hob with extractor over, integrated fridge/freezer, dishwasher and washing machine, tiled splash back, spotlights, kick board heater, vinyl flooring.

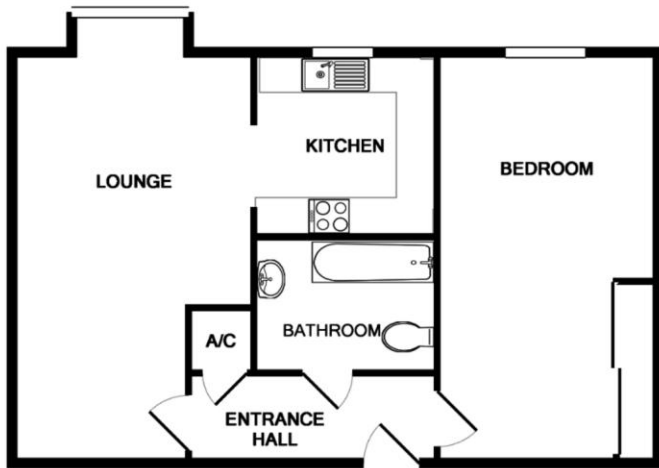
DOUBLE BEDROOM

Window to side, wall mounted electric heater, fitted wardrobes with sliding doors.

BATHROOM

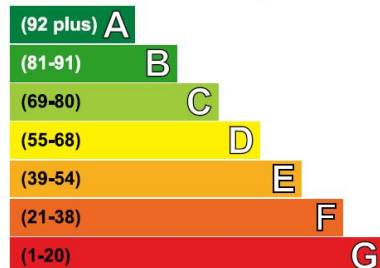
Panel enclosed bath with shower attachment, low level W.C, hand wash basin inset to vanity unit, electric heated towel rail, vinyl flooring, fully tiled walls.





Energy Efficiency Rating

Very energy efficient - lower running costs



Current	Potential
86	86



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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements