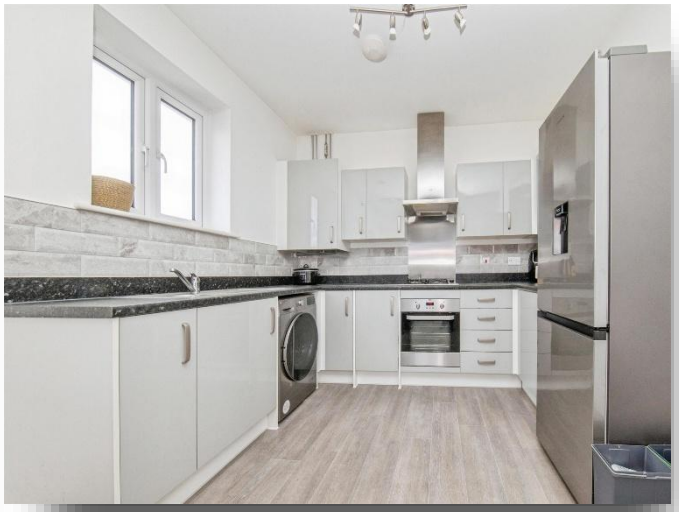






Pippin Way, Alresford, Colchester, CO7 8FL

william h brown

welcome to

Pippin Way, Alresford, Colchester

SHARED OWNERSHIP PROPERTY WITH 40% SHARE. There is the potential to purchase up to 100% ownership of the property (£190,000 full market value). Offered for sale with NO ONWARD CHAIN, early viewing is advised of this modern one bedroom apartment situated in Alresford.













This lovely top floor apartment is situated in the popular village of Alresford, around 6 miles south east of Colchester. The village benefits from local amenities and train station with connections including London and Clacton. This shared ownership property could be an ideal first time purchase!

Communal Entrance Door To:

Communal Entrance Hall
With stairs to top floor.

Entrance Door To:

Hallway
Carpet, radiator, two built-in cupboards, doors to:

Kitchen / Lounge / Diner
Carpet to lounge area and laminate wood flooring to kitchen area, radiator, upvc double glazed window to rear, two upvc double glazed windows to side. Range of modern matching base and eye level units, work surfaces, inset sink and drainer unit, integrated oven and hob with splashback and extractor over , tiled splashbacks, space for tall fridge/freezer, space for washing machine.

Bedroom
Upvc double glazed window to rear, carpet, radiator.

Bathroom
White suite comprising panel enclosed bath with shower over and glass screen, low level w.c. and pedestal wash hand basin, laminate wood flooring, radiator, part tiled walls, extractor fan.

Outside
The property benefits from allocated parking.

Agents Note
Please be aware that we require ID and proof of address from all buyers prior to formally processing any accepted offers. An AML fee of £80 (including vat) is also payable at this stage and covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

welcome to

Pippin Way, Alresford Colchester

- 40% SHARED OWNERSHIP APARTMENT
- 100% Ownership Potential
- Upper Floor Apartment
- Open Plan Lounge/Diner/Kitchen
- Double Bedroom
- Bathroom
- Allocated Parking

Tenure: Leasehold EPC Rating: B
Council Tax Band: B Service Charge: Ask Agent
Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£74,000









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/CCS121786

The Property Ombudsman

Property Ref:
CCS121786 - 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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