

HOME



Old Moulsham
Offers in excess of £325,000
2-bed first floor apartment

New London Road

Welcome to this exquisite, immaculate apartment located in the sought after Old Moulsham area. As you step inside and make your way down the hallway you are greeted by a stunning living room that effortlessly flows into the spacious dining area and kitchen. The open plan layout is perfect for both entertaining guests and enjoying quiet evenings at home. The kitchen is equipped with a range of fitted and integrated appliances, making meal preparation a breeze. The balcony off the dining room provides a lovely outdoor space to enjoy a morning coffee or evening glass of wine. This luxurious apartment boasts two bedrooms and fitted wardrobes in the second bedroom, each offering ample space and natural light.

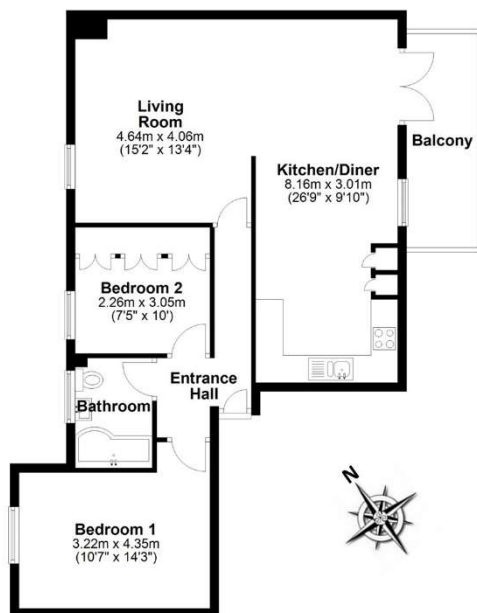
Other notable features of this property include gas fired central heating, allocated parking space, and a long lease. Additionally, the location is ideal, with the railway station just 0.9 miles away and Moulsham Street only a short walk which is filled with restaurants and pubs. For those who commute, the easy access to the A12 and A131 highways makes travel a breeze. Don't miss the opportunity to call this exceptional apartment your home. Experience luxury living at its finest!

Chelmsford
11 Duke Street
Essex CM1 1HL

Sales
01245 250 222
Lettings
01245 253 377
Mortgages
01245 253 370

thehomepartnership.co.uk

First Floor



TOTAL APPROX INTERNAL FLOOR AREA
(EXCLUDING BALCONY)
71 SQ M 770 SQ FT

This plan is for layout guidance only and is
NOT TO SCALE

Whilst every care is taken in the preparation
of this plan, please check all dimensions,
shapes & compass bearings before making
any decisions reliant upon them.

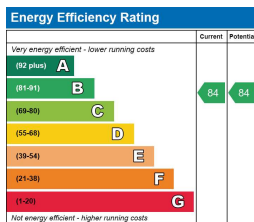
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APARTMENTS

Features

- Allocated parking space
- Balcony
- Long lease
- Approximately 0.9 miles walk to Railway station
- Short walk to Moulsham Street which provides Restaurants and public houses.
- Great access to a12 and a131
- Impressive 770 sqft
- Sought after Old Moulsham
- Kitchen with a range of fitted & integrated appliances
- Secure entrance system

EPC Rating



Leasehold Information

Tenure: Leasehold

Lease: The property was built with a 199 year lease commencing 05/12/2014 . There are 187 years remaining

Service Charge: For the period of 24/06/25 to 23/12/25 the service charge was £1,259.86. The service charge is paid every 6 months with the next payment date on 23/06/26. The service charge is reviewed annually.

Ground Rent: Peppercorn

Council Tax: Band D is the council tax band for this property with an annual amount of £2,167.83

The Nitty Gritty (Rugby Edition)

As a key player in the local squad, we've built a strong lineup of trusted professionals who know how to carry the ball over the line. When we pass their name your way, it's done in good faith—they'll help move things forward smoothly, from kickoff to final whistle. Just so you know, a small number of those we recommend (but by no means the whole team) may occasionally return the favour with a referral fee of up to £200. Of course, the choice is always yours—you're under no obligation to play the ball to anyone we suggest.

If you successfully scrum down and secure an accepted offer on one of our properties, then go on to complete the purchase, there's a small administration charge of £36 inc. VAT per person (non-refundable). This covers our Anti Money Laundering Identity checks—think of it as making sure everything is above board before we blow the final whistle.

