



**Connells**

Alexander Mews  
Sandon Chelmsford



# Alexander Mews Sandon Chelmsford CM2 7TT

for sale  
**£230,000**



## Property Description

Spacious Living for over 55's - This residence offers ample living space, featuring a welcoming hallway leading to a generously sized lounge and kitchen. Convenience is prioritized with a cloakroom. Rest comfortably in a double and single bedroom, one equipped with built-in wardrobes, and enjoy a refurbished shower room. Outside, discover a spacious garden with paved area and a single garage, providing added convenience for all your needs. The residents also have sole access to a 1.9 acre meadow at the bottom of the development.

Alexander Mews is esteemed for its picturesque landscaping and private front and rear gardens, providing residents with an inviting environment. Additionally, the presence of emergency pull cords ensures quick access to assistance, while the community Lodge offers a cosy space for socializing over coffee.

Chelmsford's mainline station provides a direct service to London Liverpool St with a journey time as fast as 28 minutes, the property is also conveniently located within close distance to the A12 and A414 which provide access to the M25 and M11.

Chelmsford offers some of the most highly regarded schools in the UK. Examples include The Tyrells, Barnes Farm and Newlands Spring. Some secondary schools are Chelmsford County High for Girls, King Edwards VI Grammar School and The Boswells Schools.

Ground rent - £50 per annum

Service charge - £3,200 per annum

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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.focalagent.com](http://www.focalagent.com)

To view this property please contact Connells on

**T 01245 261 266**  
**E [chelmsford@connells.co.uk](mailto:chelmsford@connells.co.uk)**

4 Tindal Square  
 CHELMSFORD CM1 1EH

EPC Rating: E

Council Tax  
 Band: D

Service Charge:  
 3200.00

Ground Rent:  
 50.00

Tenure: Leasehold

**view this property online [connells.co.uk/Property/CHL308979](http://connells.co.uk/Property/CHL308979)**

This is a Leasehold property with details as follows; Term of Lease 99 years from 01 Dec 1988. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

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 will be 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, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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