

Adrians

Sales & Lettings Agents

To Let



Spalding Court, Cedar Avenue, Chelmsford

Immediately available, a well presented one bedroom first floor retirement apartment available to those only of retirement age. The complex is within close proximity of local shops, Chelmsford City centre, the mainline train station and excellent bus routes to Broomfield Hospital. The Spalding Court complex offers laundry facilities along with communal lounge and an on-site house manager.



1 Bedroom(s)



1 Reception(s)



1 Bathroom(s)

Entry phone system leading through to communal hallways, access to residents lounge, managers office and laundry facilities, stairs or lift leading to first floor, personal door through to

ENTRANCE HALL

Walk-in airing cupboard, electric heater, doors to

LOUNGE 7.75m (25'5) x 3.2m (10'6)

Double glazed window to front, electric heater, fireplace surround.

KITCHEN 2.29m (7'6) x 2.13m (7')

Fitted with a range of wall and base level units, roll edge worktops, inset single bowl stainless steel sink unit, four ring electric hob, eye level oven, space for fridge and freezer, splash back tiling, double glazed window to front.

BEDROOM 5m (16'5) x 2.79m (9'2)

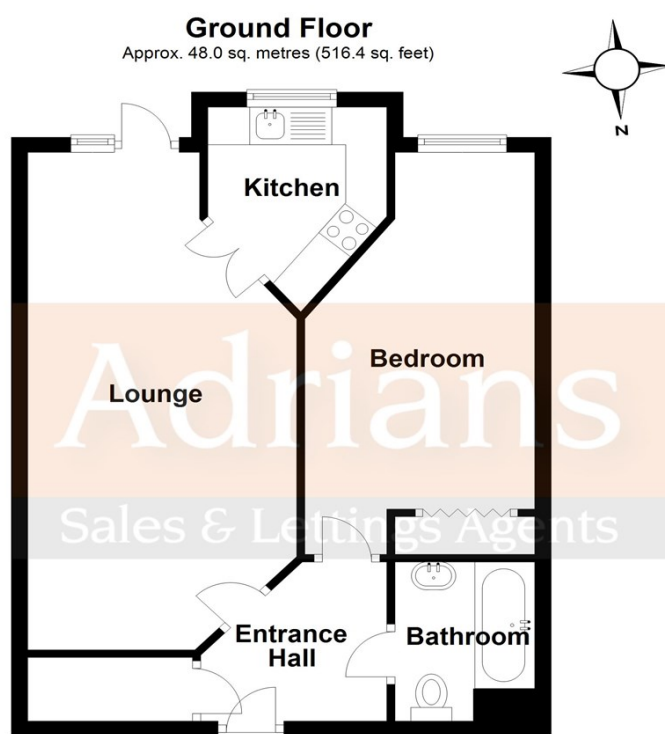
Double glazed window to front, fitted mirror fronted wardrobe.

BATHROOM

Suite comprising panel enclosed bath with mixer tap, shower attachment and glazed screen, low level w.c, vanity wash hand basin, tiling to walls, towel rail.

EXTERIOR

There are communal grounds and parking is provided on a first come first serve basis.



This plan is for layout guidance only and is NOT TO SCALE
Check all dimensions, shapes & compass bearings before making any decisions reliant upon them.
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Plan produced using PlanUp.

EPC RATING: B COUNCIL TAX BAND: C POSTCODE: CM1 2UZ

These particulars are intended to give a fair description of the property, but their accuracy cannot be guaranteed, and they do not constitute an offer of contract. Intending purchasers must rely on their own inspection of the property. None of the above appliances/services have been tested by ourselves.

All applicants aged 18 years and older are required to pass the reference criteria prior to entering into any Tenancy.

1 WEEKS' RENT REQUIRED FOR HOLDING FEE

5 WEEKS' RENT REQUIRED FOR DEPOSIT

For more information, please contact

Adrians, 16 Duke Street, Chelmsford, Essex, CM1 1UP

01245 265621 | info@adrians-property.co.uk | www.adrians-property.co.uk