

For Sale

Guide Price **£150,000** Leasehold



Blenheim Blenheim Drive Colchester CO2 0AR

A well presented apartment, well located for amenities and a short distance to the stunning Mersea Island, offered with no onward chain.

- Energy Rating: C
- NO ONWARD CHAIN
- FIRST FLOOR APARTMENT
- CLOSE TO AMENITIES
- SPACIOUS LOUNGE

Property Details

Entrance Hall

Lounge 16' 3" max x 17' 10" max (4.95m max x 5.44m max)

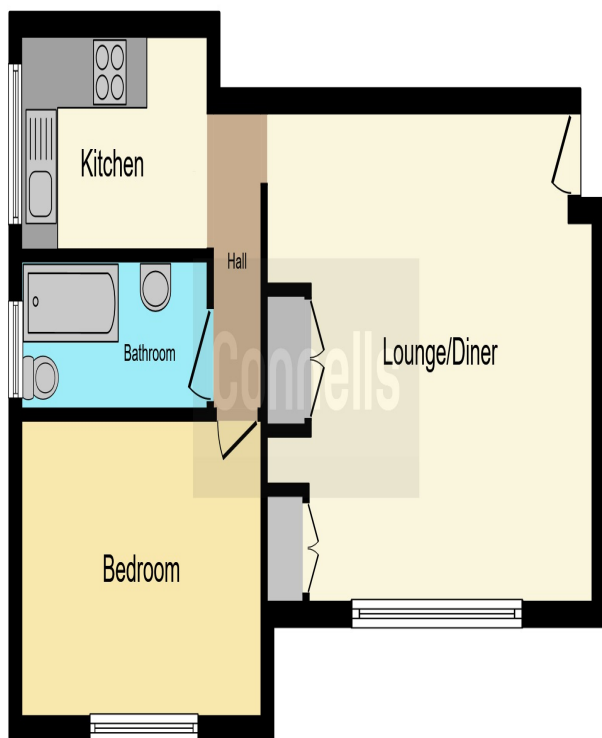
Kitchen 5' 10" x 9' 11" (1.78m x 3.02m)

Bedroom 8' 7" x 13' 7" (2.62m x 4.14m)

Bathroom

Agents Notes

"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"



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



To view this property please contact Connells on

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COLCHESTER CO1 1DA

Property Ref: CCH308517 - 0006

Tenure:Leasehold EPC Rating: C

Council Tax Band: A Service Charge: 600.00

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.

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.

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