SCOTT &
STAPLETON

PRIORY CHASE
Rayleigh, SS6 9NF
£185,000





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Scott & Stapleton are privileged with instructions to offer for sale this fabulous first floor, purpose built apartment within a highly desirable modern development.

This super property has recently been redecorated throughout & has new flooring and benefits from spacious accommodation including a good size lounge with Juliette balcony, modern fitted kitchen, 2 bedrooms & luxury fitted bathroom.

There is also off street parking, well tended communal gardens a long lease & reasonable annual service charges.

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The property is located in a convenient location with local shops, supermarket, parks & sports centre all on the doorstep whilst Rayleigh town centre is also within easy reach.

Offered with vacant possession & no onward chain this would be an ideal first time purchase. View now to avoid disappointment.

These particulars do not constitute any part of an offer or Contract. Accordingly their accuracy is not guaranteed and neither the Vendor, Scott and Stapleton nor any Partner in or employee of Scott and Stapleton accept any liability in respect to their contents or statements made. Any prospective purchaser or lessee should satisfy themselves (by inspection or otherwise) as to the correctness of statements or information in these particulars.













Accommodation comprises
Communal entrance with stairs to all floors. Personal entrance door leading to entrance hall.

Entrance hall
4.7 x 1.3 (15'5" x 4'3")
Bright, welcoming entrance with large built in airing cupboard, electric heater, intercom system. Panelled doors to all rooms.

Lounge
4.5 x 3.4 (14'9" x 11'1")
UPVC double glazed French doors to front with Juliette balcony, further UPVC double glazed window to front. Electric heater.

Kitchen
2.7 x 2.6 (8'10" x 8'6")
UPVC double glazed window to front. Luxury range of base & eye level units with drawers over base units. Integrated electric oven, separate electric hob, extractor fan. Spaces for fridge/freezer & washing machine. Square edge worktops with tiled splashbacks, inset stainless steel sink unit with matching drainer & mixer tap, electric kick heater.

Bedroom 1
3.4 x 2.6 (11'1" x 8'6")
UPVC double glazed window to rear. Electric heater.

Bedroom 2
2.9 x 2.3 (9'6" x 7'6")
UPVC double glazed window to rear. Electric heater.

Bathroom
2.8 x 1.5 (9'2" x 4'11")
Obscure UPVC double glazed window to rear. Modern shite suite comprising of panelled bath with mixer tap, glass screen & shower over, low level WC & wash hand basin in vanity unit with mixer tap & cupboard below. Part tiled walls, electric heater, extractor fan.

Externally
The property benefits from a single allocated off street parking space.
Well tended communal gardens to front & rear.

Lease details
The vendor informs us of the following:
Approx. 130 years remaining on the lease.
Ground rent of approx. £157.60 per annum.
Service charge of approx. £2,196.60

FIRST FLOOR





