

RESIDENTIAL SALES
LETTINGS & PROPERTY
MANAGEMENT

COWLING
& PAYNE



Church End Lane, Wickford
Guide Price £90,000

| GUIDE PRICE £90,000 - £100,000 | No Onward Chain |

Cowling & Payne are delighted to offer for sale this one-bedroom retirement apartment, situated within the highly regarded Homeholly House development in the sought after area of Runwell. Offered with no onward chain, this apartment provides comfortable, low-maintenance living in a friendly and secure environment, exclusively for the over 60s.

The accommodation comprises a welcoming entrance hall with useful storage cupboard, a generous lounge/dining room providing ample space to relax, a fitted kitchen, a double bedroom with fitted wardrobes, and a shower room.

Homeholly House benefits from a range of excellent communal facilities including a residents' lounge, laundry room, beautifully maintained communal gardens and residents' parking. For the added peace of mind there is an on site development Manager and for the periods when the manager is off duty, there is a 24 hour emergency Appello call system.

Ideally located on Church End Lane, the development offers easy access to local shops, amenities and transport links, with Wickford High Street and mainline railway station just a short distance away, providing regular services into London Liverpool Street.

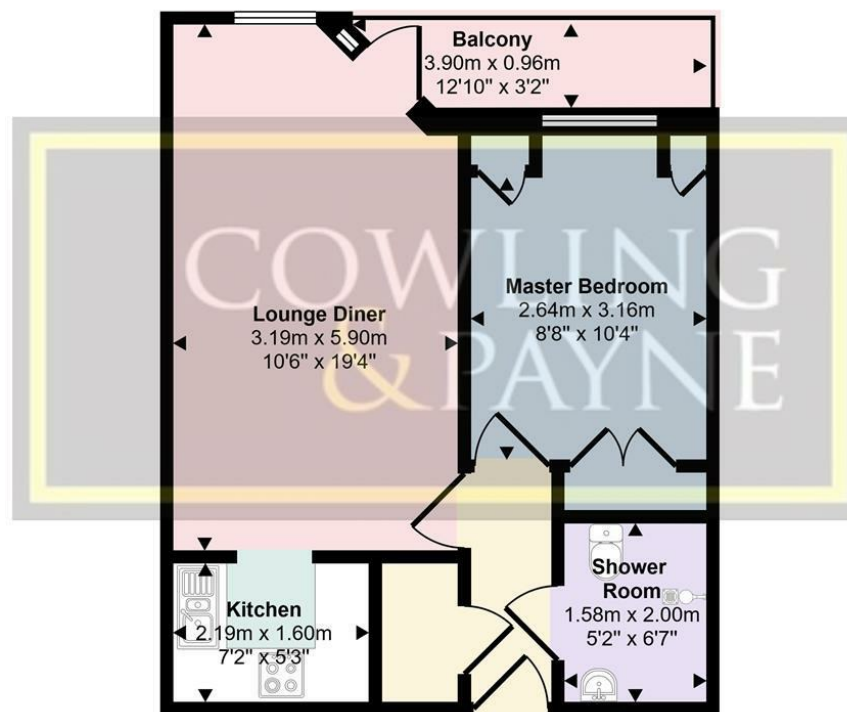
An internal viewing is highly recommended to fully appreciate everything this retirement apartment has to offer.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Approx Gross Internal Area
41 sq m / 441 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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