APARTMENTS
by HOME PARTNERSHIP













Chelmsford
£300,000
3-bed maisonette

New Writtle Street

Offering approximately 930 SQ FT over two floors, this spacious three bedroom duplex maisonette is an excellent opportunity for first time buyers and offered with no onward chain. Upon entering, you are greeted by an entrance hall with stairs rising to the second floor. The first floor accommodates a fitted kitchen, a particularly spacious lounge/diner, providing plenty of room for both relaxing and entertaining, and a third bedroom which could also lend itself to a home office or additional reception space if required. Completing this floor is a family bathroom. Moving upstairs, you will find two further bedrooms, including an impressive principal bedroom which benefits from a separate walk in dressing room and a Jack and Jill shower room. Further benefits include gas central heating and allocated parking.

The location is a real selling point, with the property ideally positioned for enjoying everything Chelmsford has to offer. Moulsham Street, with its selection of independent shops, cafes, bars and restaurants, is just 0.4 miles away, whilst Chelmsford city centre is approximately 0.5 miles away, providing a wider range of shopping and leisure facilities. Chelmsford railway station is also just 0.5 miles away with an approximate 31 minute commute to London Stratford and 36 minutes to London Liverpool Street. For those who enjoy getting outdoors, Central Park is just a short walk away, offering lovely open green spaces close to home. Virgin Active gym is also just a stone's throw away, making it easy to fit a workout into your daily routine. With so much within easy reach, this is a fantastic opportunity to enjoy convenient city living whilst having everything you need close by.

Old Moulsham
88 Moulsham Street
Essex CM2 0JF

thehomepartnership.co.uk

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Floor Plans



APPROX INTERNAL FLOOR AREA
50 SQ M 535 SQ FT
TOTAL APPROX INTERNAL FLOOR AREA
86 SQ M 930 SQ FT
This plan is for layout guidance only and is
NOT TO SCALE
Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.
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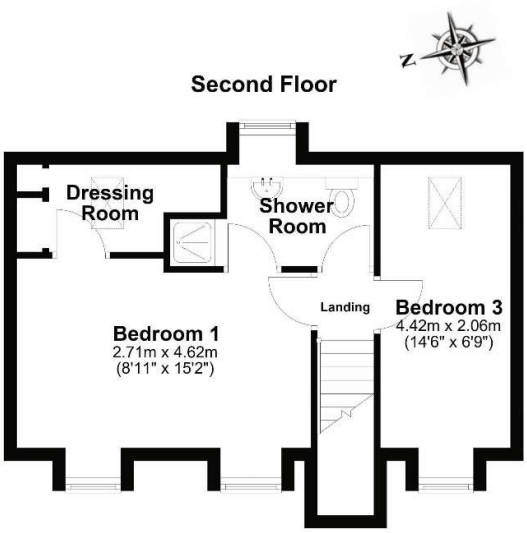

APPROX INTERNAL FLOOR AREA
37 SQ M 394 SQ FT
TOTAL APPROX INTERNAL FLOOR AREA
86 SQ M 930 SQ FT
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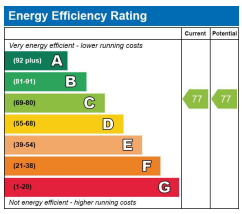
Features

- Allocated parking
- Short walk from Central park
- Stones throw from Virgin gym
- 0.4 mile from Moulsham street
- Walk in dressing room
- No onward chain
- 0.5 miles from Chelmsford City centre
- Spacious lounge
- Gas central heating

EPC Rating



Leasehold Information

Tenure Leasehold

Council Tax Band D is the council tax band for this property with an annual amount of £2,256.84.

Lease The property was built with a 125 year lease commencing 01/01/2000. There are 98 years remaining

Service Charge For the period of 1 Jan 2026 to 31 Dec 2026 the service charge is £831.54 The service charge is reviewed annually.

Service Charge on parking space: For the period of 1 Jan 2026 to 31 Dec 2026 the service charge is £76.92. This is reviewed annually.

Ground Rent £360 per annum. Reviewed every 25 years based on the property's value at that time

The Nitty Gritty

As an integral part of the community, we've gotten to know the best professionals for the job. If we recommend one to you, it will be in good faith that they'll make the process as smooth as can be. Please be aware that a small number of the parties we recommend (certainly not the majority) may on occasion pay us a referral fee up to £200. You are under no obligation to use a third party we have recommended.

Should you successfully have an offer accepted on a property of ours and proceed to purchase it there is an administration charge of £36 inc. VAT per person (non-refundable) to complete our Anti Money Laundering Identity checks.

The Property Ombudsman
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