

7 Elizabeth Cottages High Street, Billericay CM12 9BQ  
£1,800

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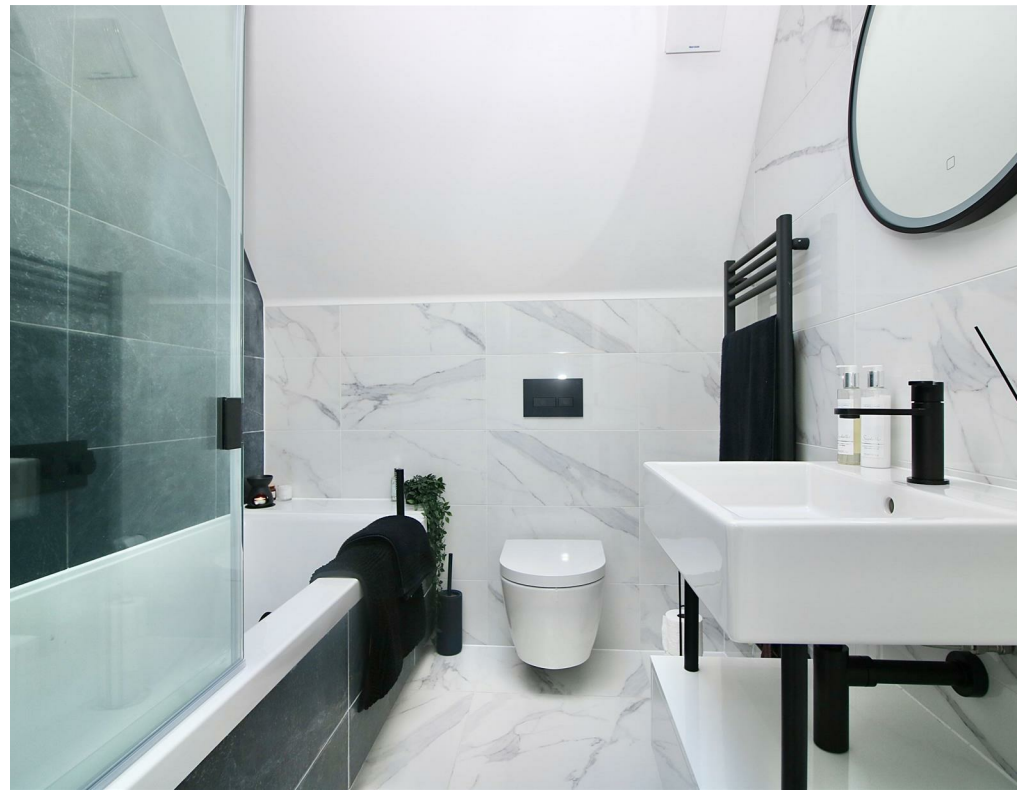
# 7 Elizabeth Cottages High Street Billericay CM12 9BQ £1,800

An outstanding two bedroom luxury penthouse apartment, offering beautifully presented living accommodation, set in the heart of Billericay, on the High Street and close to the train station.

This select development of just seven apartments, has the benefit of a video intercom security system, underfloor heating and communal gardens. The penthouse can be found on the first floor, with a door into a spacious entrance hall and stairs leading up to the landing area, lit by a set of three skylights, together with stylish led light strips, which feature throughout the apartment. To the rear is the open-plan lounge and kitchen area which features a large glazed lantern rooflight (with electric openers) and bi-folding doors opening onto a private balcony, offering space for outdoor dining and socializing. The lounge area includes fitted storage/media cupboards, topped with an quartz counter. The kitchen area is fitted with a range of matt black units and contrasting quartz worktops, with integrated appliances comprising; oven, hob, ceramic hob and cooker hood, dishwasher, fridge/freezer, washer/dryer and a plate warmer. The main bedroom has the benefit of fitted wardrobes and storage drawers, with a skylight window and electric blinds. The luxury fully tiled en-suite shower room is fitted with a white suite and contrasting matt black fittings, including a large walk-in shower cubicle. The second double bedroom also comes with fitted wardrobes and drawers and a skylight window with electric blinds. There is a luxury fully tiled bathroom with and integrated shower fitment and glazed shower screen.

Outside is a secure bin store area, leading round to the communal rear garden. To the side of the block is a private parking space for 1 car.





CARPETED COMMUNAL HALL AND STAIRS

PRIVATE ENTRANCE HALL  
13'3 x 6 max (4.04m x 1.83m max)

SECOND FLOOR LANDING

LIVING ROOM/KITCHEN  
20 x 12 (6.10m x 3.66m)

PRIVATE BALCONY  
13 x 6'4 (3.96m x 1.93m)

BEDROOM ONE  
16'6 max x 11'10 max (5.03m max x 3.61m max)

EN-SUITE SHOWER ROOM  
7'7 x 5'9 (2.31m x 1.75m)

BEDROOM TWO  
16'6 max x 9'9 max (5.03m max x 2.97m max)

BATHROOM  
6'2 x 5'9 (1.88m x 1.75m)

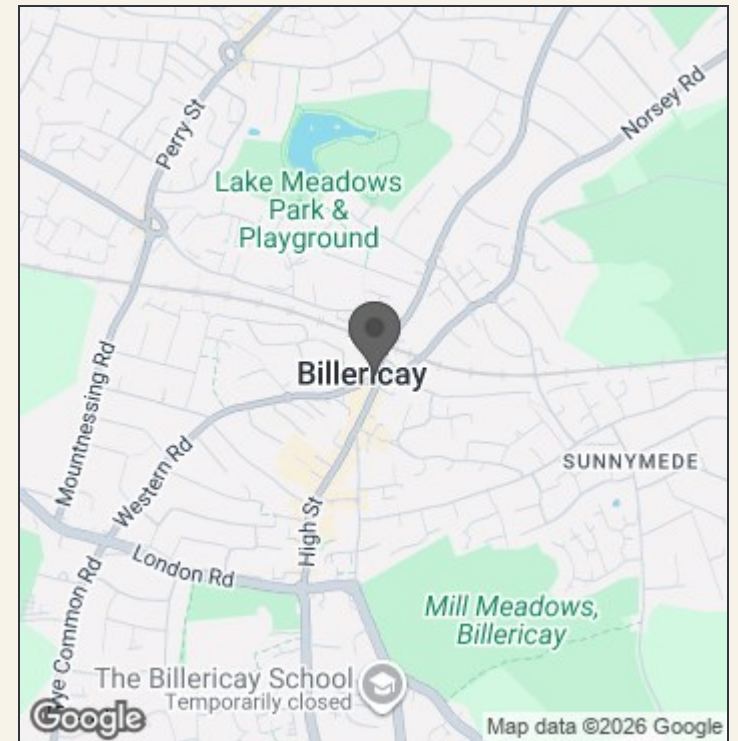
COMMUNAL GARDENS

PRIVATE PARKING SPACE



Gross Internal Floor Area : 75.96 m2 ... 817.62 ft2

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.



| Energy Efficiency Rating                    |                         |           |
|---------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92 plus) <b>A</b>                          |                         |           |
| (81-91) <b>B</b>                            | 82                      | 82        |
| (69-80) <b>C</b>                            |                         |           |
| (55-68) <b>D</b>                            |                         |           |
| (39-54) <b>E</b>                            |                         |           |
| (21-38) <b>F</b>                            |                         |           |
| (1-20) <b>G</b>                             |                         |           |
| Not energy efficient - higher running costs |                         |           |
| England & Wales                             | EU Directive 2002/91/EC |           |



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