

# ParaBar Estates



## St. Ediths Court, Billericay

Asking Price £300,000

- TWO BEDROOM APARTMENT
- SOUTH FACING BALCONY
- LIFT TO ALL FLOORS AND SECURITY ENTRY SYSTEM
- NO ONWARD CHAIN
- ENSUITE TO MASTER BEDROOM
- ALLOCATED PARKING SPACE
- SHORT WALK TO BILLERICAY STATION
- MODERN FITTED KITCHEN
- STONES THROW TO HIGH STREET
- 18FT LOUNGE

106 High Street, Billericay, Essex, CM12 9BY  
01277 65 65 63

info@parabar.co.uk  
www.parabar.co.uk

# St. Ediths Court, Billericay

\* LOCATION \* LOCATION \* LOCATION \* TWO DOUBLE BEDROOMS \* THIRD FLOOR FLAT \* BALCONY \* ENSUITE TO MASTER \* HIGH STREET LOCATION \* MODERN FITTED KITCHEN \* ENSUITE TO MASTER \* Great size two double bedroom apartment located just off the high street, with security entry system , lift to all floors and in excellent condition. This apartment is also being sold with NO ONWARD CHAIN.



Council Tax Band: D



**SECURITY ENTRY DOOR**

**HALLWAY**

**LOUNGE**

18 x 10'8

**KITCHEN**

8'5 x 8

**BEDROOM ONE**

16'6 x 9'5

**ENSUITE**

**BEDROOM TWO**

16 x 8

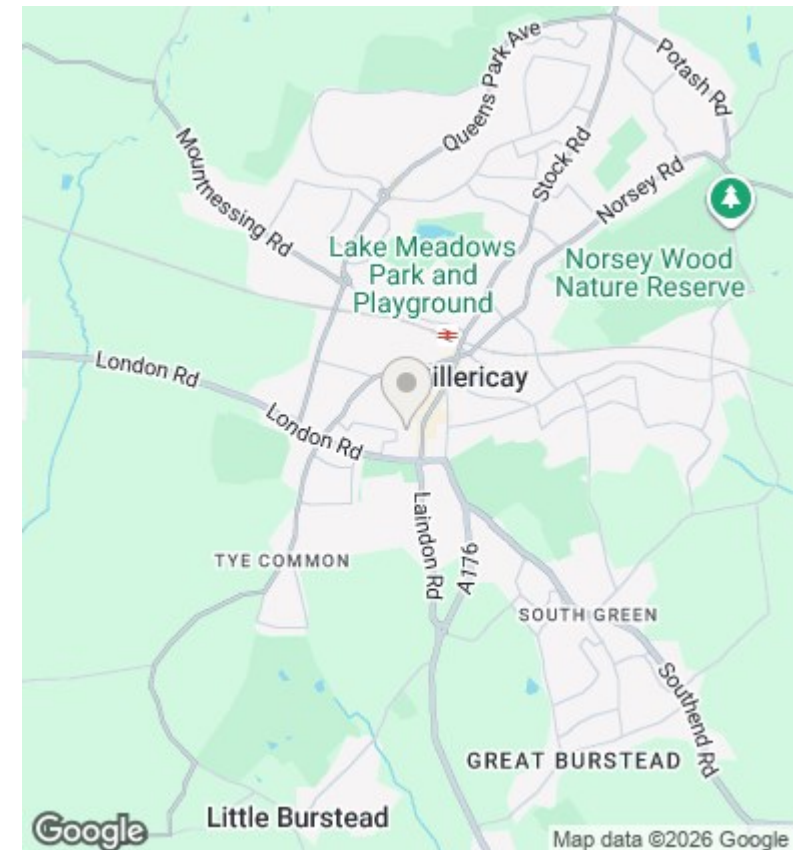
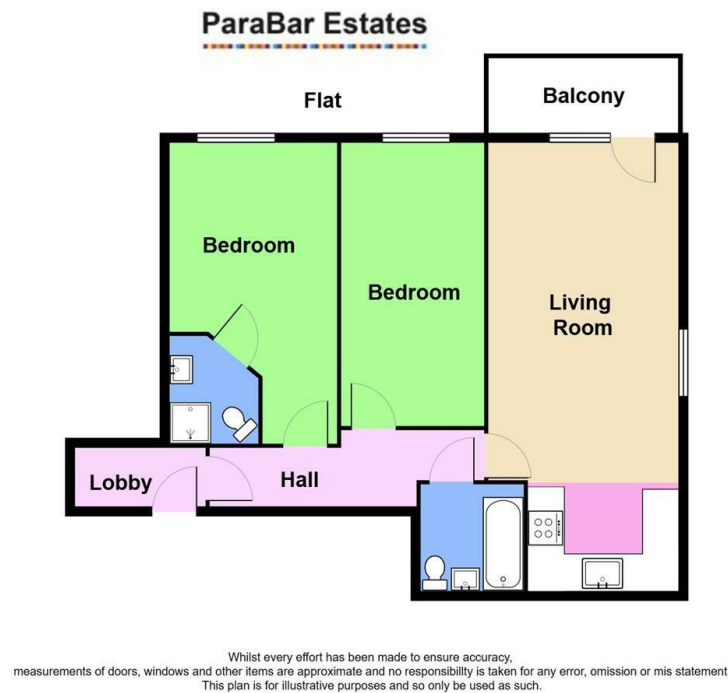
**BATHROOM**

7 x 5'10

**BALCONY**







## Directions

106 High Street, Billericay, Essex, CM12 9BY  
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## Viewings

Viewings by arrangement only. Call 01277 65 65 63 to make an appointment.

## Council Tax Band

D

| Energy Efficiency Rating                    |                         |           |
|---------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92 plus) <b>A</b>                          |                         |           |
| (81-91) <b>B</b>                            | 85                      | 85        |
| (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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