

# HOME



**Chelmsford**  
**£210,000**  
**2-bed third floor apartment**

## Crompton Street

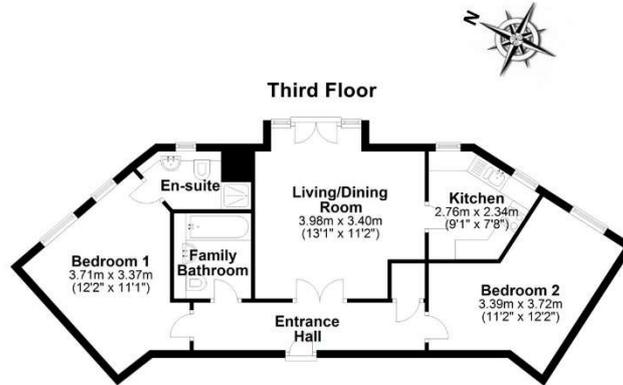
Welcome to this charming apartment on the edge of Chelmsford town centre. This apartment is the biggest design in the village boasting 723sqft with both bedrooms on either side of the apartment offering privacy and peace. It simply requires a touch of love to bring out its full potential. The flat offers a spacious lounge/diner with separate kitchen just off, two double bedrooms, the master enjoying ensuite facilities and an outlook that overlooks the brilliant residents park, the flat also offers a security system providing peace of mind for residents.

With a lease extended to 124 years remaining, this property is not only a comfortable place to call home but also a solid investment for the future. Situated just a 1-mile walk from Chelmsford train station and a mere 0.8 miles from Moulsham Street, residents can easily access all the amenities and transport links that this thriving town has to offer. Residents parking, communal gardens/parks, and electric heating further enhance the appeal of this property, making it a truly desirable place to live. Don't miss your chance to own a piece of Chelmsford living in this delightful home. Book your viewing today!

**Chelmsford**  
**11 Duke Street**  
**Essex CM1 1HL**

**Sales**  
01245 250 222  
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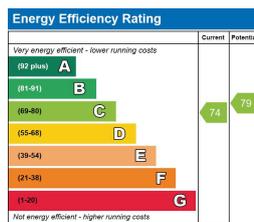


**TOTAL APPROX INTERNAL FLOOR AREA**  
 67 SQ M 723 SQ FT  
 This plan is for layout guidance only and is  
**NOT TO SCALE**  
 Whilst every care is taken in the preparation  
 of this plan, please check all dimensions,  
 shapes & compass bearings before making  
 any decisions reliant upon them.  
 Copyright  
**HOME**

**Features**

- Two double bedrooms
- En-suite to master bedroom
- Security entrance system
- Lease extended, 124 years remaining
- 1 mile walk to Chelmsford train station
- 0.8 mile walk to Moulsham Street
- Residents parking
- Communal gardens/parks
- Electric heating
- Views of the communal park

**EPC Rating**



**Leasehold Information**

Tenure: Leasehold

The Council tax band for the property is Band C with an annual amount of £1,926.96.

Lease: The property has a 125 year lease commencing 05/02/2026 . There are 124 years remaining

Service charge: £1,955 for the period 01/11/2025 to 31/10/2026. The service charge is reviewed annually

Ground rent: £150 per annum. The ground rent doubles and will next increase on 24/12/2034 to £300, The ground rent will then subsequently double every 33 years thereafter.

**The Nitty Gritty (Football Edition)**

As a long-standing member of the local football community, we've built a strong squad of trusted professionals who know how to play the game properly. If we recommend someone to you, it's because we believe they'll help move the ball smoothly from kickoff to full-time. Please note that a small number of these recommendations (certainly not the whole team) may, on occasion, pay us a referral fee of up to £200. You're never obliged to field any of the players we suggest, the choice is always yours.

If you successfully score an accepted offer on one of our properties and go on to complete the transfer, there is a small administration fee of £36 inc. VAT per person (non-refundable). This covers our Anti-Money Laundering identity checks, think of it as the pre-match eligibility check before the final whistle blows.

