

# 93 Summerfields - Asking Price £190,000

Sible Hedingham Halstead CO9 3HS

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Estate & Letting Agents



*"Consistently providing outstanding service to our clients"*

# Asking Price £190,000

## The Property

This two bedroom 2nd floor flat is situated in the popular village of Sible Hedingham on Summerfields. This delightful flat offers a perfect blend of comfort and convenience. With two well-proportioned bedrooms, this property is ideal for small families, couples, or individuals seeking a peaceful retreat.

The flat features a spacious reception room, providing a welcoming space for relaxation and entertaining guests. Natural light floods the room, creating a warm and inviting atmosphere. The two bathrooms add a touch of luxury and practicality, ensuring that morning routines run smoothly and providing facilities for residents and visitors alike.

Sible Hedingham is known for its picturesque surroundings and community spirit, making it a desirable location for those looking to enjoy a tranquil lifestyle while still being within easy reach of local amenities. The flat is well-positioned to take advantage of the nearby shops, cafes, and recreational areas, offering a balanced lifestyle for its residents.

This property presents an excellent opportunity for anyone looking to invest in a comfortable and stylish living space in a sought-after area. With its modern features and convenient layout, this flat is sure to appeal to a wide range of buyers. Don't miss the chance to make this lovely flat your new home.

## Agents Notes:

131 Years Remaining on Lease  
Service Charge - £1396.23 P/A  
Ground Rent - £99.77 P/A  
Reserve Fund - £321.90 P/A

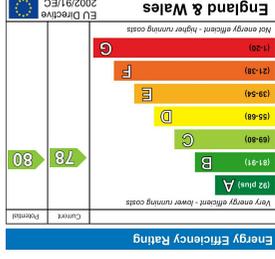
## Features

- SECOND FLOOR FLAT
- TWO BEDROOMS
- NO ONWARD CHAIN
- AVAILABLE TO VIEW NOW
- MAIN BEDROOM WITH ENSUITE
- WALKING DISTANCE TO LOCAL AMENITIES
- ALLOCATED PARKING SPACE
- BALCONY TO REAR
- PERFECT FIRST TIME BUYERS PROPERTY
- POPULAR VILLAGE OF SIBLE HEDINGHAM

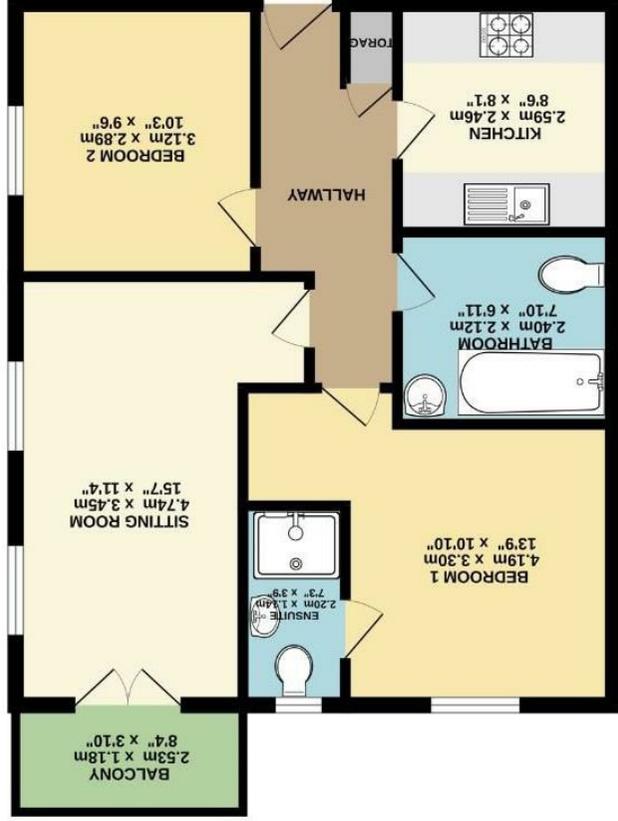




These sales particulars have been produced as a general guide only and we would draw to your attention that we have not carried out a detailed Survey of the property nor have we tested services, appliances or specific fittings. Whilst measurements and statements given within the details are provided in good faith, their accuracy should not be relied upon. If there are any points about which you may be uncertain or would like further clarification, we would suggest that you telephone this office and speak to our staff who will endeavour to assist you.



TOTAL FLOOR AREA: 51.5 sq.m. (554 sq.ft.) approx.  
 What every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of rooms, corridors and any other areas shown are approximate and no responsibility is taken for any errors or omissions. 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 condition or energy can be given.  
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