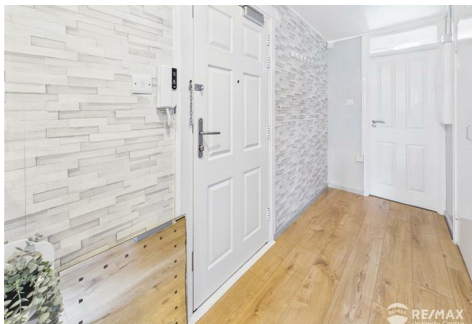




RE/MAX

PROPERTY HUB



30 Churchill Court Parkeston Road, Harwich, CO12 4NU

Offers in the region of £130,000

This well presented and spacious first floor flat with front facing balcony, offers 2 double bedrooms, spacious kitchen/diner, lounge and bathroom, with security entrance system, storage facilities and 2 parking spaces in the communal parking area to the rear of the building

Entrance to the property is made via the secure entry system

Entrance Hall

With doors to all rooms, storage cupboard, airing cupboard

Lounge 14'5" x 10'8" (4.40 x 3.27)

Chimney breast with recessed storage cupboards and shelving, UPVC door leading to balcony and window to front aspect

Kitchen/Diner 13'6" x 8'2" (4.12 x 2.49)

Fitted with a modern range of wall and base units, ceramic sink/drainage, built in electric oven, induction hob and extractor hood, larder cupboard, spaces for american style fridge/freezer, washing machine and tumble dryer, built in breakfast bar, window to front aspect and UPVC door leading out to balcony

Bedroom 1 15'0" x 8'11" (4.59 x 2.72)

With window to rear aspect

Bedroom 2 11'10" x 9'4" (3.61 x 2.86)

With window to rear aspect

Bathroom

Suite comprising:- panelled bath with wall mounted electric shower, sink in vanity unit, low level WC and opaque window to front aspect

Balcony

Front facing balcony

Outside Areas:

Internal storage cupboard is available in communal hallway just outside the entrance door.

There is also a large outer storage unit available ideal for storing pushbikes etc

The property comes with 2 parking spaces in the residents car park to the rear (not allocated)

Length of Lease - 86 years remaining

Service charges apply - approx £360 per annum which includes building insurance

Ground Rent: £10 per annum

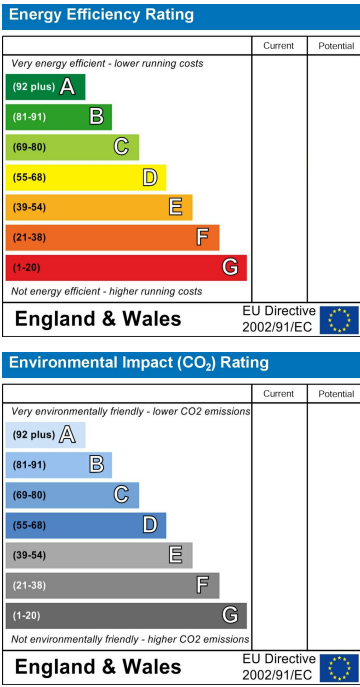
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.