HAMILTON PIERS

YOUR LOCAL PROPERTY SPECIALISTS

Mearns Place

Leasehold
Tax Band: A

Chelmsford, CM2 6TT

£125,000

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Being sold with NO ONWARD CHAIN is this first floor studio apartment, offering a spacious lounge/bedroom, fitted kitchen, bathroom, private residents parking with visitors spaces, and communal garden areas. IDEAL FOR FIRST TIME BUYERS or as a buy to let investment. Located in a quiet cul-de-sac in Chelmer Village. Contact Hamilton Piers, Chelmer Village's local specialists, to view!

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COMMUNAL ENTRANCE:
Well kept communal areas, stairs to first floor with door to flat.

ENTRANCE HALL:
Entrance to flat with door to bathroom and lounge/bedroom.

BEDROOM/LOUNGE:
12'04" x 9'11" (3.76m x 3.02m)
Dual aspect double glazed windows rear and side, built in storage cupboards, electric heater, door to kitchen.

KITCHEN:
9'04" x 5'03" (2.84m x 1.60m)
Double glazed window to rear, roll edge worktops with stainless sink inset, matching wall and base units, electric hob with extractor over, oven, tiled splashbacks, washing machine, fridge.

BATHROOM:
6'02" x 5'04" (1.88m x 1.63m)
Bath with shower over, vanity hand basin, low level W/C, loft hatch.

EXTERIOR:
Residents parking with visitors spaces available, well kept communal gardens.

LEASEHOLD INFORMATION:
Years Remaining: Approx 954
Service Charge: ££1,307.57 Per Annum.
Ground Rent: £0

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All measurements are a guide only and, therefore, can be approximated in some cases. If purchasing, fixtures and fittings, apart from those mentioned in the particulars, are to be agreed with the seller. Some particulars, please note, may also be awaiting the seller's approval. If clarification or further information is required, please contact us.