HAMILTON PIERS

YOUR LOCAL PROPERTY SPECIALISTS

Beacon House, Rainsford Road

Leasehold
Tax Band: C

Chelmsford, CM1 2XL

£235,000

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Offered for sale is this IMMACULATE, CITY CENTRE, second floor apartment, within a stone's throw away from Chelmsford train station, boasting a GENEROUS BEDROOM, modern bathroom suite, high spec kitchen with QUARTZ worktops, with very reasonable service charges and ZERO GROUND RENT. Contact Hamilton Piers to view!

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Communal Entrance:
Secure video entry system, stairs lift to second floor, entrance door to flat.

Entrance Hall:
Doors to open plan living area, bedroom, bathroom.

Open Plan Living Area:
16'11" x 14'11" (5.16m x 4.55m)
Double glazed window to front, door to balcony, cupboard, wood effect flooring, open plan to:-

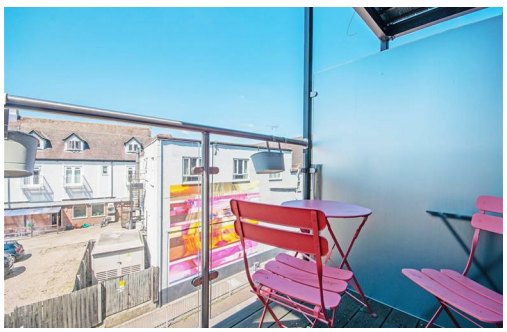
Kitchen:
Range of wall and base units, square edge quartz work surfaces with stainless steel undermount sink, integrated fridge freezer, dishwasher, washing machine, low level oven, induction hob with extractor over.

Balcony:

Bedroom:
13'1" x 11' (3.99m x 3.35m)
Double glazed window to front, fitted wardrobes.

Bathroom:
7' x 5'7" (2.13m x 1.70m)
Panel bath with shower over, low level W/C, vanity hand wash basin, chrome towel radiator, tiled walls and flooring.

Leasehold Information:
Years Remaining: Approx 122
Ground Rent: 0
Service Charge: £1301.24 Per Annum



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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.