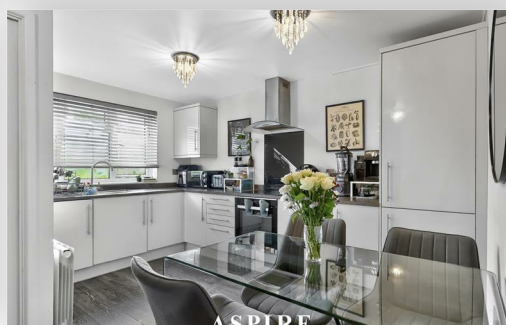


**To arrange a viewing contact us
today on 01268 777400**



Britannia Road, Brentwood Guide price £200,000

Situated within the highly sought-after Warley area of Brentwood, this well-presented one-bedroom ground floor apartment offers a fantastic opportunity for both investors and first-time buyers alike.

The property is ideally located just 0.6 miles from Brentwood Mainline Railway Station, providing direct access into London Liverpool Street as well as convenient connections via the Elizabeth Line. Warley Playing Fields, Warley Primary School, and excellent road links including the M25, A12, and A127 are all within easy reach, making this a superbly connected location.

Internally, the apartment has been refurbished and thoughtfully remodelled by the current owner, creating a modern and stylish living space. The accommodation comprises a bright and spacious lounge, a generous double bedroom, a contemporary bathroom with shower bath, and a sleek kitchen/diner fitted with high gloss units and integrated appliances.

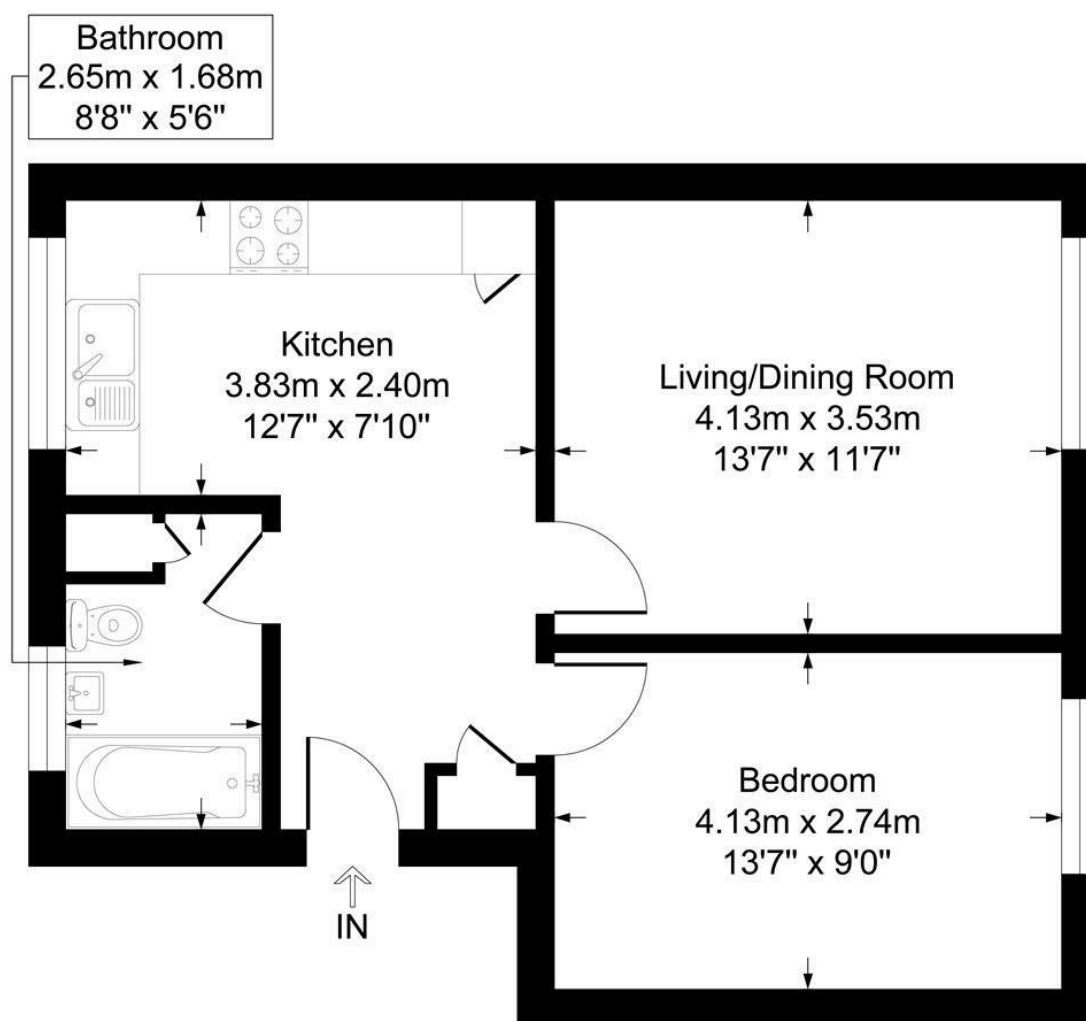
Externally, the property benefits from well-maintained communal gardens, providing a pleasant outdoor space to enjoy, along with an entry phone system for added security.

The property is part of an onward chain; however, the vendor is already suited, having found a property with an offer accepted, helping to keep the process moving smoothly.

Whether you're looking for a ready-made investment with a strong yield or a stylish first home, this property ticks all the boxes.

Britannia Road

Approximate Gross Internal Floor Area = 46.8 sq m / 505 sq ft



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales			
EU Directive 2002/91/EC			
Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales			
EU Directive 2002/91/EC			



Under the Property Misdescriptions Act 1991 we make every effort to ensure our sales details are accurate but they are a general outline and do not constitute any part of an offer or contract. Any services, equipment and fittings have not been tested and no warranty can be given as to their condition. We strongly recommend that all the information provided be verified by your advisors and in particular, measurements required for a specific purpose such as fitted furniture or carpets. Please tell us if you have any problems and members of our branches will help either over the phone or in person. A copy of our complaints procedure is available on request. The details are issued on the strict understanding that any negotiations in respect of the property named herein are conducted through Aspire Estate Agents.