



PERIOD
HOMES



Station Lane
Ingatestone CM4 0BL
£325,000

Station Lane, Ingatestone, CM4 0BL

NO ONWARD CHAIN

A spilt level, character apartment set within this Listed building situated within immediate walking distance of Ingatestone Mainline Railway station and benefitting from a garage, residents parking and superb communal grounds. This apartment, which is located in the original part of the building, is accessed via an impressive communal hallway with galleried landing, with accommodation to include an attractive lounge/diner with Georgian bay window overlooking the grounds, kitchen, then steps lead down to a bathroom and a double bedroom. The bedroom and bathroom benefit from ceiling heights of 10ft 5in. The location is ideal, with the station and High Street being within easy reach, lease has 148 years remaining and offered with the benefit of no onward chain.

The property is approached via solid wood double doors to a communal entrance hall. Number 4 can be found at first floor level to the rear of the building. A white painted Georgian panelled door provides access to the apartment with an inner lobby. Further white painted colonial style door provides access to a good size lounge with a bay Georgian style windows, provides good natural light and views overlooking the rear gardens which are immaculately maintained with mature shrubs and trees. Feature fireplace surround, Victorian style radiator, further door provides access to the inner hall with stairs leading down to the bedroom and bathroom.

A fitted kitchen with a range of Shaker style matching base and eye level cupboards, integrated appliances window providing views to the side elevation, the worktops are in a very attractive aquamarine/duck egg colour with matching wall tiles and fully tiled flooring. The bathroom feels spacious with high ceilings, white claw foot bath with fixed head shower above, Victorian style heated towel rail/radiator.

The walls are fully tiled in a neutral white tile, large built in storage cupboard with shelf. The double bedroom benefits from built-in wardrobes with storage above and a large double-glazed windows to front aspect.

The apartment also benefits from a garage, visiting parking and excellently maintained communal gardens.



LOUNGE/DINING ROOM

13' 7" x 11' 3" (3.96m 2.13m x 3.43m)

KITCHEN

13' 9" x 6' 0" (3.96m 2.74m x 1.83m 0.00m)

INNER LOBBY

BATHROOM

9' 11" x 4' 9" (2.74m 3.35m x 1.22m 2.74m)

BEDROOM

12' 0" x 8' 0" (3.66m 0.00m x 2.44m 0.00m)

GARAGE

COMMUNAL GARDENS

LEASE DETAILS

148 years remaining

SERVICE CHARGES

£427 per quarter





GATEHOUSE

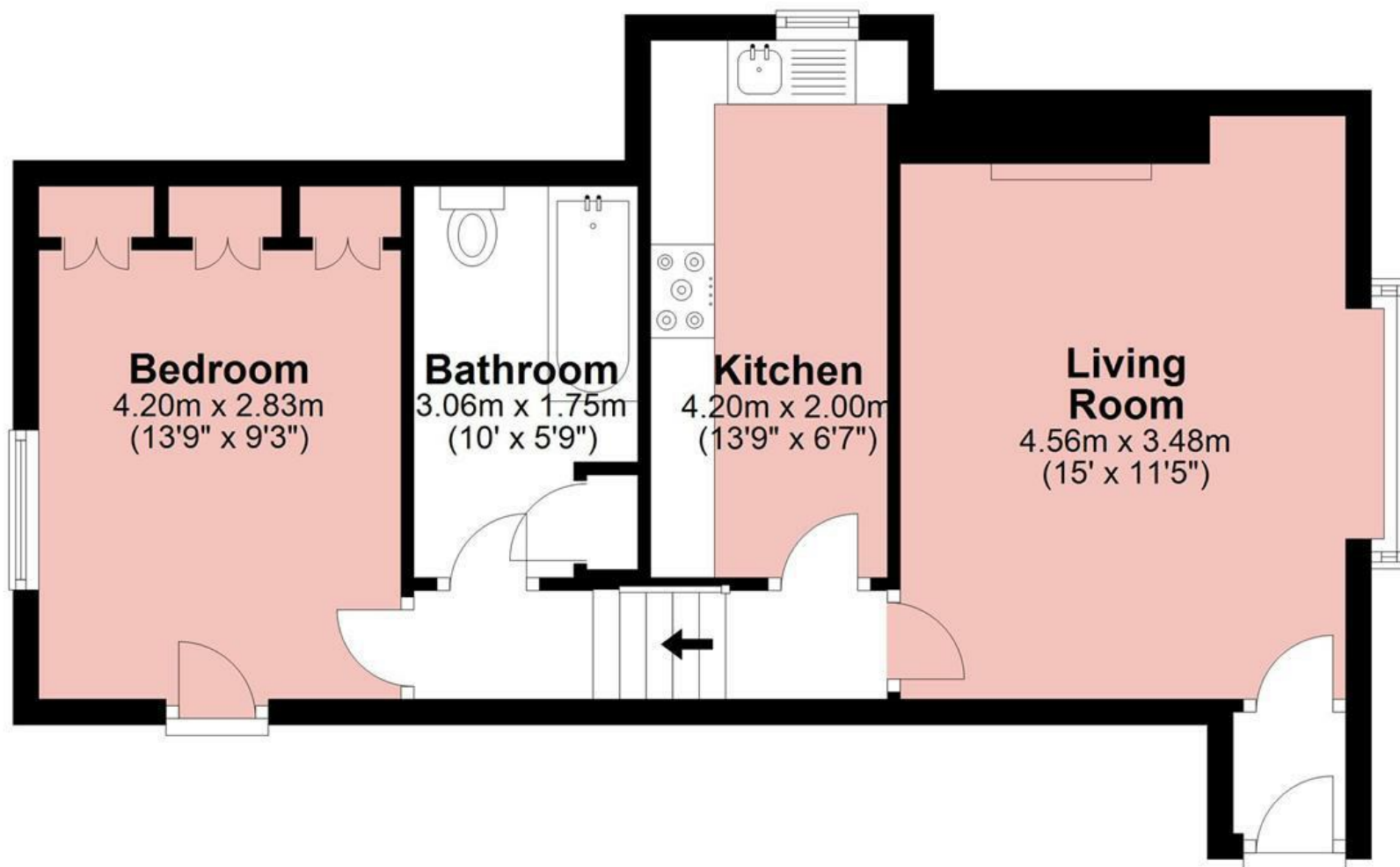
Approx. Gross Internal Area 46.2 Sq M (497 Sq Ft)



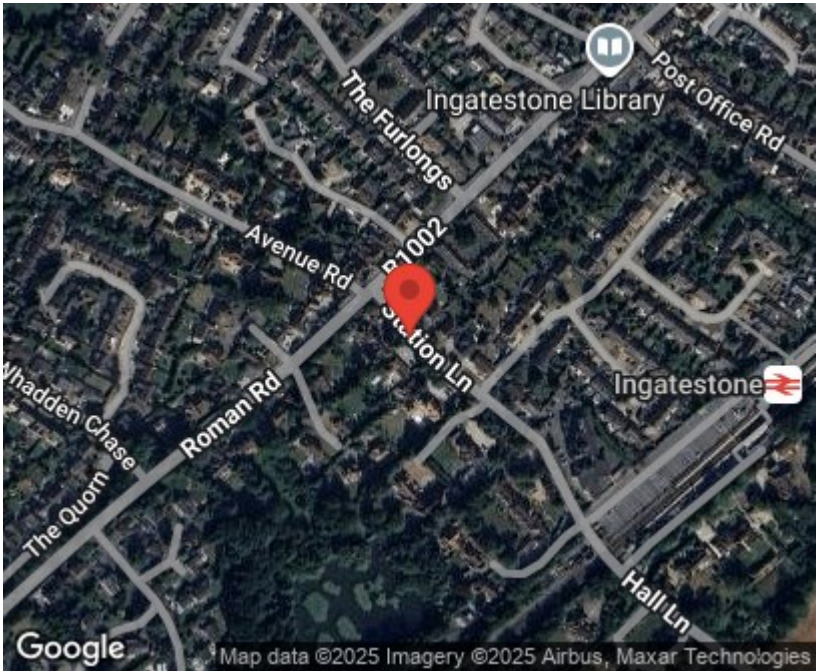
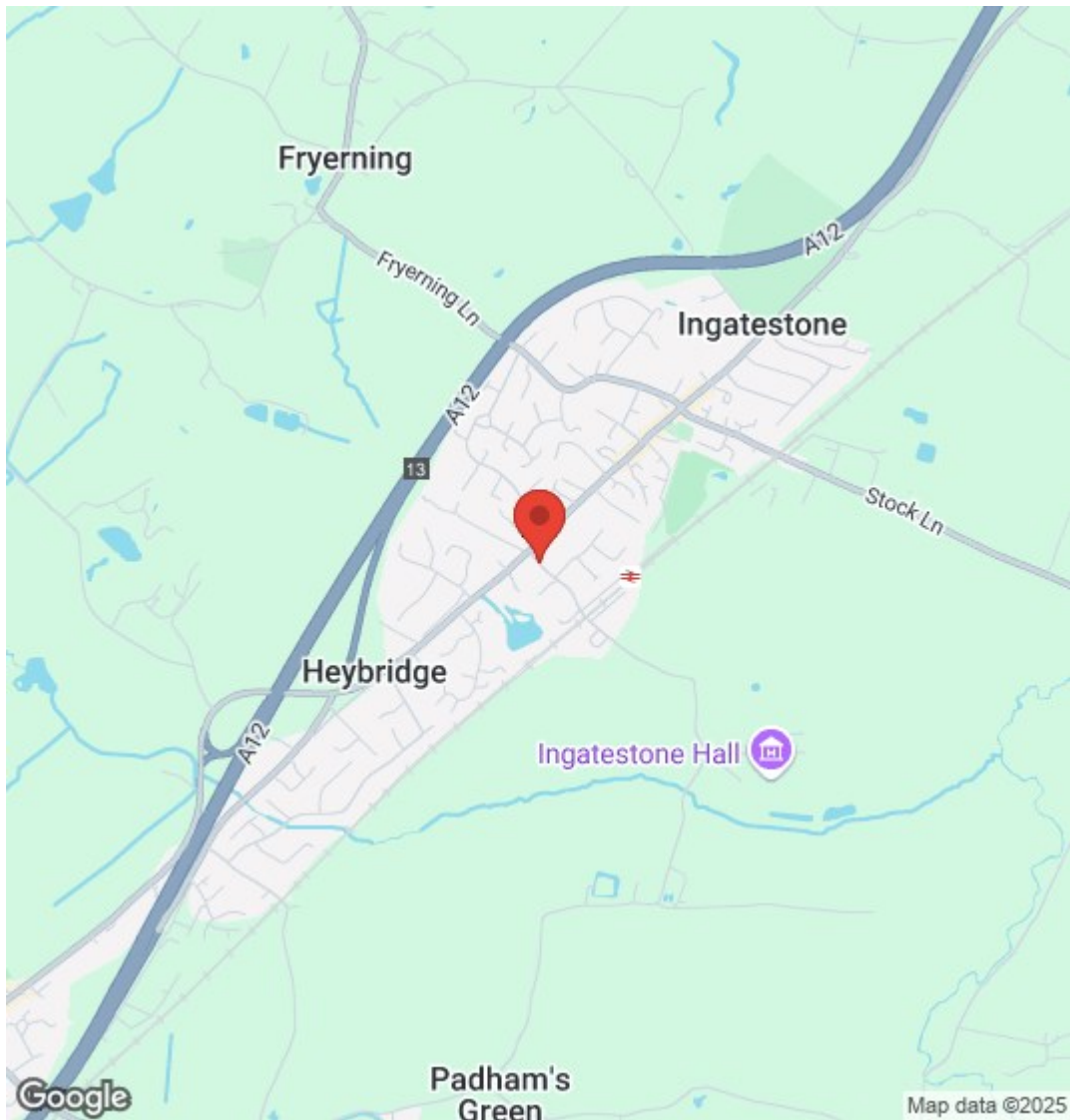
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First Floor

Approx. 46.2 sq. metres (497.0 sq. feet)



Measurements are approximate and for illustration purposes only. While we do not doubt the accuracy and completeness, we advise you conduct a careful independent assessment of the property to determine monetary value.



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	

PLEASE CALL 01277 288000 TO ARRANGE A VIEWING
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