



**Jeffcut Road, Chelmer Village Chelmsford CM2 6XN**

**welcome to**

## **Jeffcut Road, Chelmer Village Chelmsford**

Guide Price: £150,000–£160,000

Offered with no onward chain, William H Brown are pleased to present this spacious top-floor one-bedroom apartment. Ideally positioned within walking distance of local shops, bus routes, and the city centre, it provides both comfort and everyday convenience.

### **Entrance Hall**

#### **Lounge**

11' 2" x 11' ( 3.40m x 3.35m )

#### **Kitchen**

9' 7" x 9' 6" ( 2.92m x 2.90m )

#### **Bedroom**

11' 2" x 10' 8" max ( 3.40m x 3.25m max )

#### **Bathroom**

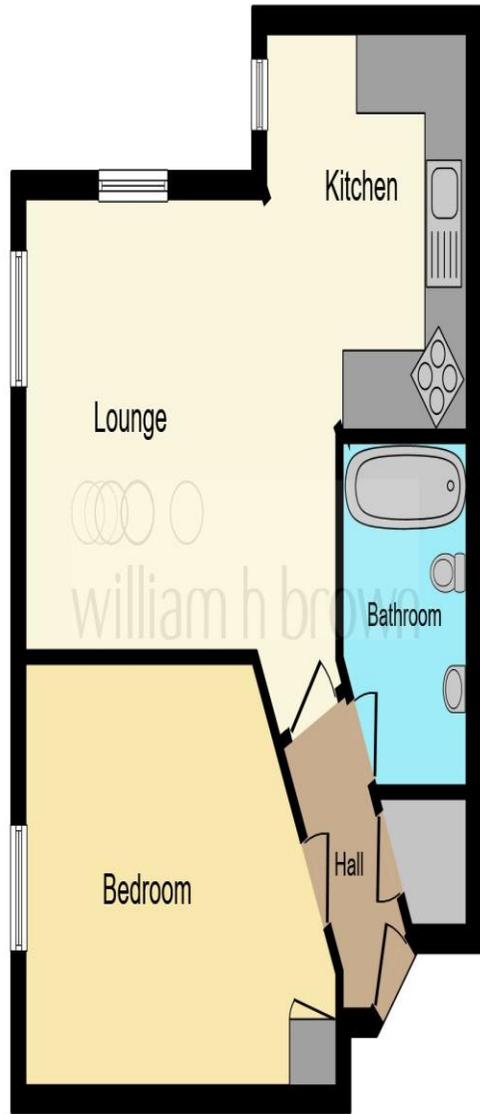
8' 7" max x 5' 6" ( 2.62m max x 1.68m )

#### **Agents Note:**

Lease: 125 years from 1 January 1991

Current Ground Rent: £127.20 pa

Current Service Charge: £1869.08 pa



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)



**welcome to**  
**Jeffcut Road,**  
**Chelmer Village Chelmsford**

- Top Floor Apartment
- No Chain
- Ample Parking
- Popular Location
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Tenure: Leasehold EPC Rating: C  
Council Tax Band: B Service Charge: 1700.00  
Ground Rent: 161.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 1991.  
Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

guide price

**£150,000**



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Property Ref:  
CHE115118 - 0011

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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