



WARWICK, BASILDON, ESSEX, SS15  
GUIDE PRICE £190,000 - £200,000 FREEHOLD

## ONE BEDROOM PURPOSE BUILT APARTMENT IN GREAT LOCATION

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#### DESCRIPTION:

Winkworth are delighted to offer for sale with NO ONWARD CHAIN this modern contemporary second floor flat. Built to a high standard by Bellway homes 2014 this property is as good as new.

Offering a private communal entrance via telephone entry system, two very large storage cupboards, off street parking, communal bin area, bike shed, three-piece bathroom suite with porcelain tiled flooring, bright and airy bedroom with built in mirrored wardrobes and an open plan lounge/kitchen which enjoys wonderful views.

The kitchen offers fitted appliances, built in oven, gas hob, stainless steel sink/drainers and ample worktop space

Located conveniently for direct access to A127, good schools and Laindon shops. Other benefits include gas central heating, double glazing, Juliet balcony and spacious hallway. Don't delay, view today 01702 470625

Entrance Hall - Entry phone system, wood effect flooring, radiator, spot lighting, access to loft, doors leading to:-

Master Bedroom - 3.28m(10'9'') x 3.48m(11'5'') -

Double glazed window to side aspect, fitted carpet, inset spot lights, radiator, fitted mirrored wardrobes

Lounge / Diner - 4.47m(14'8'') x 3.48m(11'5'') -

Double glazed French doors to Juliet balcony to the side aspect, wood effect flooring, inset spot lights, radiator.

Kitchen - 3.48m(11'5'') x 2.03m(6'8'') -

Double glazed window to side aspect, wood effect flooring, inset spot lights, fitted with a range of floor and wall mounted cupboards and drawers, integrated electric oven, gas hob with extractor over, roll top work surfaces with inset twin sink and drainer.

Bathroom - 2.34m(7'8'') x 1.88m(6'2'')

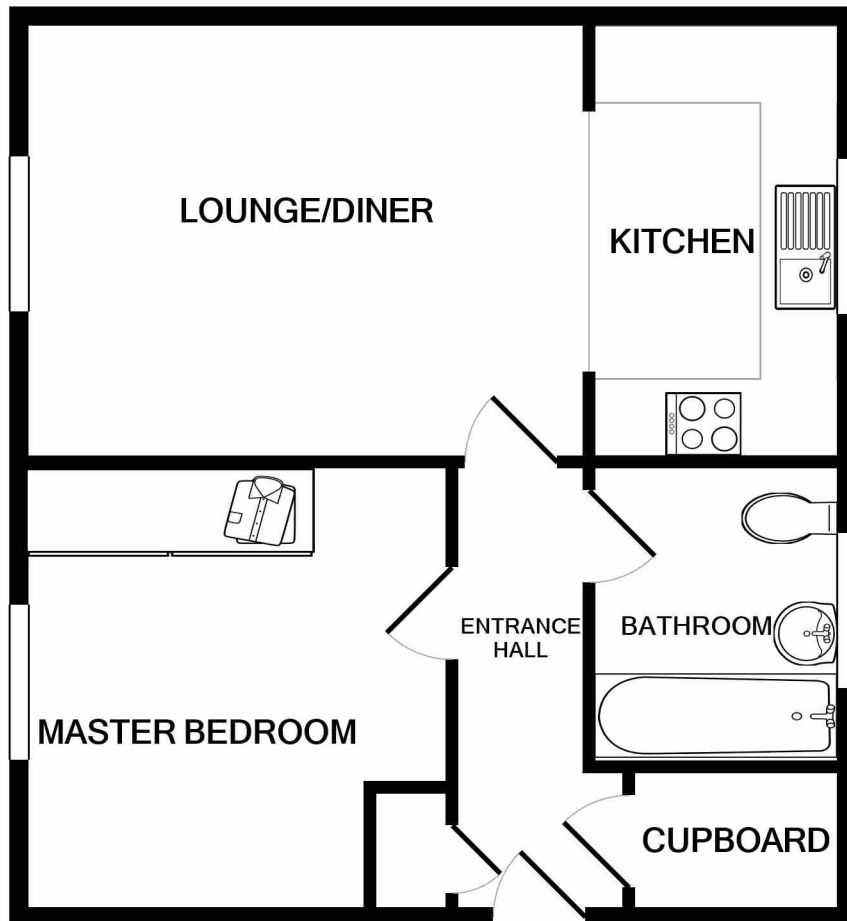
Obscure double-glazed window to side aspect, tiled floor and walls, white three-piece bathroom suite comprising of bath with shower over, low level wc, pedestal wash basin.

Exterior

Well maintained communal gardens, bin storage, allocated parking space







**TOTAL APPROX. FLOOR AREA 489 SQ.FT. (45.4 SQ.M.)**

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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