



CHALKWELL PARK DRIVE, LEIGH ON SEA
£135,000 LEASEHOLD

2ND FLOOR RETIREMENT APARTMENT WITH AN WEST FACING BALCONY

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DESCRIPTION:

Winkworth of Leigh are delighted to bring to the market this with NO ONWARD CHAIN this second floor retirement apartment with a West facing balcony overlooking the communal gardens. The property needs some modernization.

Situated in this sought-after retirement block and within close proximity of Leigh Broadway and local amenities, is this one double bedroom second floor apartment. The property benefits from a kitchen, a living room with balcony, double bedroom, bathroom and double-glazed windows.

The development further benefits from all usual refinements which include a house manager,

emergency care line intercom/alarm system, residents lounge, lift to all floors and communal parking. A minimum age restriction applies on this property.

Internal viewing is highly recommended

Accommodation: -

Communal entrance door with security entrance phone system.

Stairs and lift to all floors.

Entrance door to: -

Entrance hall: - Storage cupboard and doors to all rooms.

Lounge: - 13'8 x 9'11. West facing sliding doors to balcony overlooking lovely well-maintained gardens. Electric heater.

Kitchen 9'8 x 6'1: - Kitchen comprising of working surfaces with base and eye level units. Stainless steel sink unit. Tiling to walls. Built-in cupboard.

Bedroom: - 12'2 x 9'11. Window to rear. Range of wardrobes.

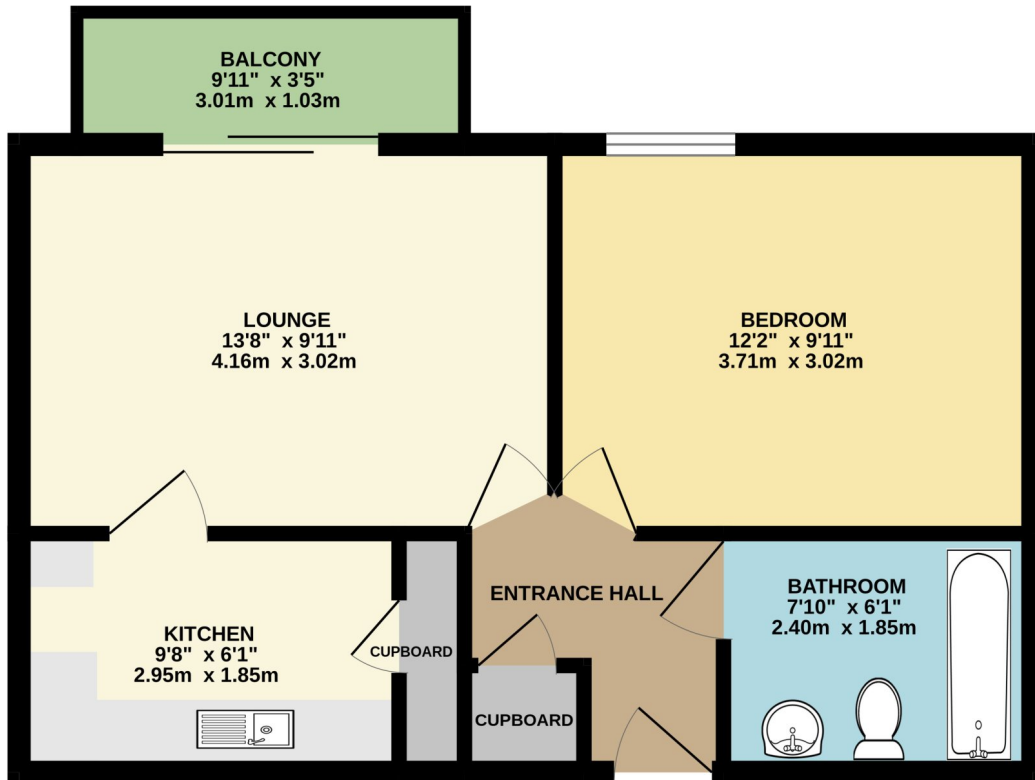
Bathroom: - 7'10 x 6'11. Panelled bath, low level wc and wash hand basin. Tiling to walls

Exterior: -

Well maintained communal gardens and parking.



2ND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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.

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Tenure: Leasehold

Term: 61 yrs

Service Charge: £2728 per annum approx

Council Tax Band: B

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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