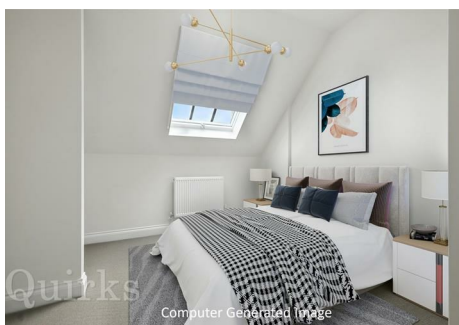




Flat C, 110 High Street, Billericay, CM12 9BY

Guide Price £375,000

- TWO BEDROOMS
- READY FOR IMMEDIATE OCCUPATION
- OPEN PLAN LIVING SPACE
- SEPARATE GUEST W.C
- TOP FLOOR APARTMENT
- NEW BUILD PROPERTY
- INTEGRATED KITCHEN
- TWO EN-SUITES
- BUILT-IN STORAGE
- SECURE TELEPHONE ENTRY SYSTEM

Old Bank House is a luxury development of just three unique apartments, with private and secure access onto a prime location on Billericay High Street and adjoining Waitrose Supermarket. Nearby amenities include a vast range of restaurants, pubs and shops along with Billericay Mainline Station serving London Liverpool Street in just 35 minutes. This impressive two bedroom top floor apartment, is the only property on the second floor, providing quietness and privacy, the apartment features a telephone entry system, double glazed sash style windows, providing plenty of natural light and character, there is an open plan kitchen / living space, including a modern integrated kitchen, with built-in oven, dishwasher and washing machine. This property has the advantage of two double bedrooms and two en-suite shower rooms, plus a separate guest W.C all finished with high quality fittings and modern white suites. There is a spacious hallway and landing area with a built-in airing cupboard, housing the EHS electric boiler and hot water cylinder, feeding conventional radiators, making this an energy efficient home. This is a superb opportunity, to acquire a new apartment in this characterful building, within the heart of Billericay High Street, offering excellent accommodation, making this property ideally suited for first time buyers, investors and downsizers.

 2  2  1  E

Council Tax Band:



SECURE TELEPHONE ENTRY SYSTEM

COMMUNAL HALLWAY WITH REFUSE & CYCLE
STORE

STAIRS TO SECOND FLOOR LANDING

ENTRANCE HALLWAY WITH STORAGE

GUEST W.C

BEDROOM ONE

12'5 x 9'2

EN-SUITE SHOWER ROOM

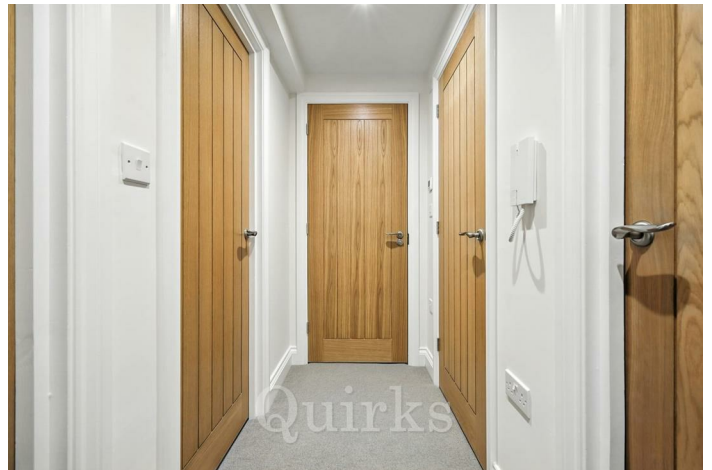
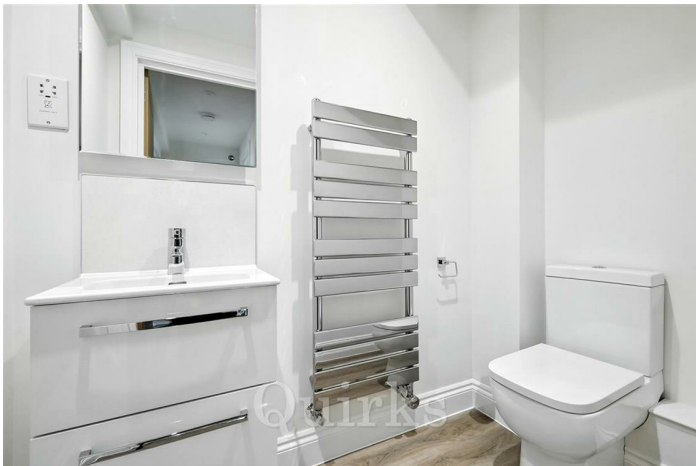
BEDROOM TWO

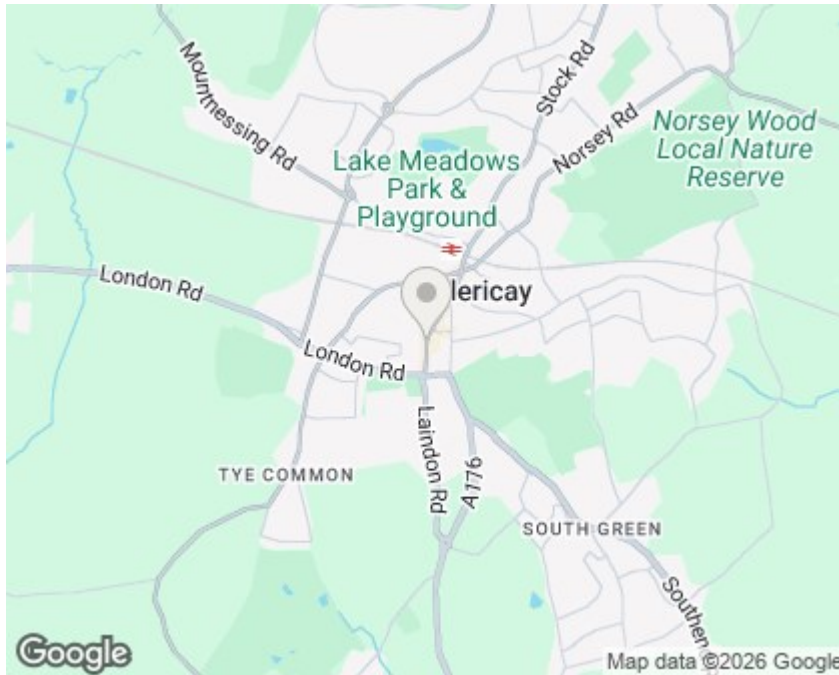
12'2 x 8'6

EN-SUITE SHOWER ROOM

KITCHEN / DINING / LIVING ROOM

18'8 x 17'5 max





Viewings

Viewings by arrangement only. Call 01277 626 541 to make an appointment.

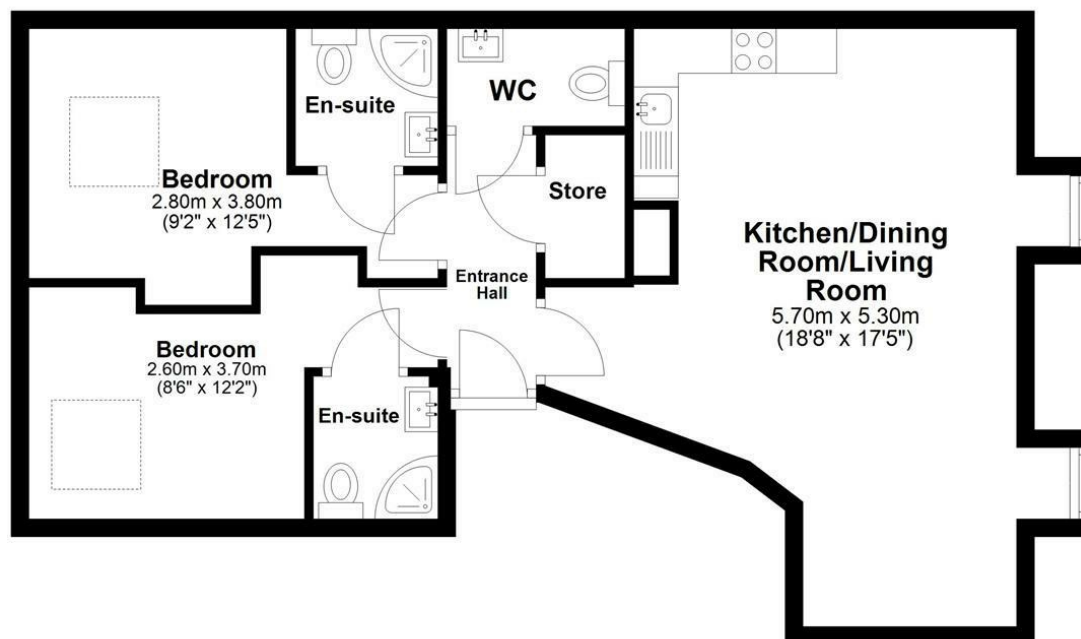
EPC Rating:

E

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	46	46
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Second Floor

Approx. 60.3 sq. metres (649.6 sq. feet)



Total area: approx. 60.3 sq. metres (649.6 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.

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Flat C High Street Billericay