



Barnard Road, Galleywood Chelmsford CM2 8SR

welcome to

Barnard Road, Galleywood Chelmsford

A well-presented one-bedroom top floor apartment in the sought-after village of Galleywood. Offering bright, modern living with a spacious double bedroom, fitted kitchen and off street parking, ideally located close to local amenities, transport links and Chelmsford city centre.

Top Floor Apartment

Entrance Hall

Lounge

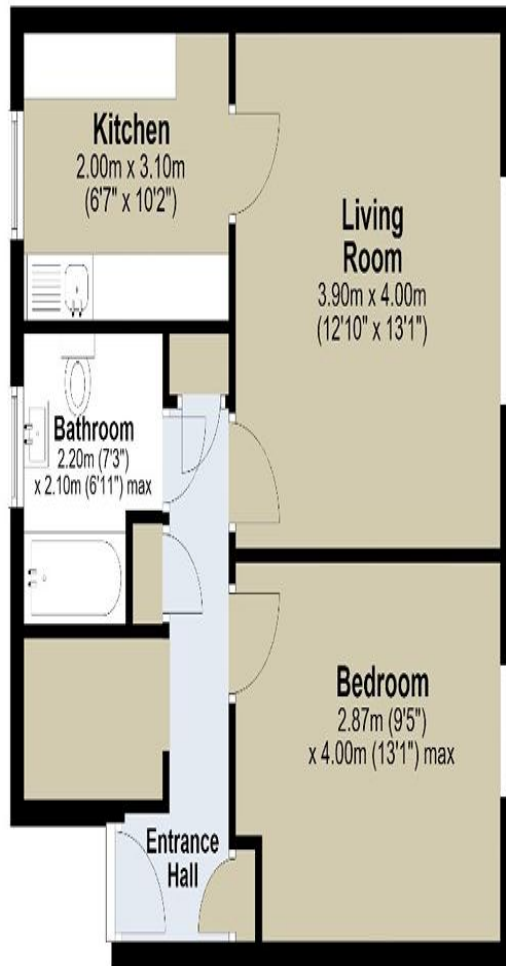
Kitchen

Bedroom One

Bathroom

Second Floor

Approx. 47.3 sq. metres (509.1 sq. feet)



Outbuilding

Approx. 2.0 sq. metres (21.3 sq. feet)



Total area: approx. 49.3 sq. metres (530.4 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.

Plan produced using PlanUp.



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- One Bedroom Apartment
- Top Floor
- Off street parking
- Private storage cupboard and communal gardens
- Well presented throughout

Tenure: Leasehold EPC Rating: Awaited

Council Tax Band: B Service Charge: 945.00

Ground Rent: 10.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 31 Jul 1989. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£160,000



view this property online williamhbrown.co.uk/Property/CMS101025



Property Ref:
CMS101025 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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.



william h brown



01245 200499



ChelmsfordSouth@WilliamHBrown.co.uk



2 Hylands Parade Wood Street, Chelmsford,
Essex, CM2 8BW



williamhbrown.co.uk