



Aspin Mews, Saffron Walden

Price: Leasehold £180,000

- Ideal first purchase or investment property
- One bedroom
- Parking
- Distant view of the church and countryside
- Excellent condition
- Convenient for town centre

EPC Rating: Awaited



Saffron Walden is a fine old market town with a good range of shopping, schooling and recreational facilities, including the renowned Saffron Hall, which is situated at the County High School. Audley End mainline station (with fast trains to Liverpool Street) is just two miles distance and the M11 access point at Stump Cross 4 miles.

Part-glazed entrance door to:

Entrance Lobby:
Stairs to first floor.

Landing:
Access to loft, built-in storage cupboard and built-in airing cupboard.

Living / Dining Room:
14'10" (4.52m) x 14'1" (4.3m) max overall 'L' shaped
Views to front aspect of church and countryside.

Kitchen:
10' x 5'8" (3.05m x 1.73m)
Fitted with a range of base and eye-level units providing ample worksurfaces with tiled splashbacks, single drainer stainless steel sink, four-ring electric hob with built-in oven under and extractor hood over, space for washing machine, space for tumble dryer, space for fridge freezer, window to rear aspect.

Bedroom:
10' x 9' (3.05m x 2.74m)
Built-in double wardrobe, window to rear aspect.

Bathroom:
Comprising panelled bath, pedestal wash basin and low-level WC.

Outside:

To the front of the property there is a built-in bin store and a large parking area.

Local Authority:

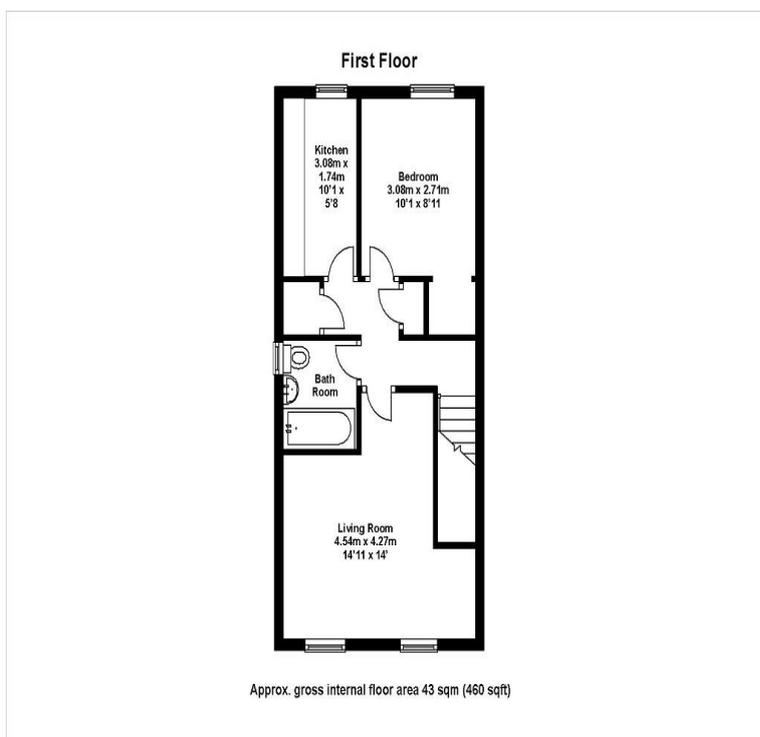
For further information on the local area and services, log onto www.uttlesford.gov.uk

Council Tax:

Band B



1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Kevin Henry has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Kevin Henry has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: SAF100522 - 0001



Lease details are currently being compiled. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.

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