

# **BARRETT** ESTATES



**156 Crosse Courts, SS15 5JE**

**£147500.00 – Leasehold**



# An Introduction

Crosse Courts  
£117,500.00

# Make Yourself At Home

Take a look inside this lovely sized 1 Bedroom, 2nd floor flat. Only a 5 minute walk to London Mainline Station with Fenchurch Street just 32 minutes away. Available with no onward chain and vacant possession. This is one deal not to be missed. Call now to arrange your viewing and avoid disappointment.

Lease Length - 87 Years / Service Charge & Ground Rent - £600.00 p.a

Council Tax Band – B

Floor Area - 473 ft 2 / 44 m 2

Electricity Supply – Mains standard

Gas Supply - Mains standard

Water Supply – Mains standard

Sewerage – Mains standard

Heating – Gas Central Heating

Broadband

- Basic 19 Mbps
- Superfast 80 Mbps
- Ultrafast 1000 Mbps

Mobile Signal Coverage

- EE Good
- Vodafone Good
- Three Good
- O2 Good

Satellite / Fibre Availability

- BT Yes



## The Hallway

The Hallway leads to the bathroom & lounge and benefits from two good size cupboards for extra storage space.

## The Bathroom

The white suite bathroom comprises of low flush wc, pedestal wash hand basin and plastic panelled bath with shower above.

Window to the front

## The Lounge

The lovely sized lounge has ample space for all the living room furniture and has sliding patio doors leading to its own balcony.

## The Bedroom

The double sized main bedroom has plenty of space for all the bedroom furniture and further benefits from having a large built in wardrobe. Windows to the front.

## The Kitchen

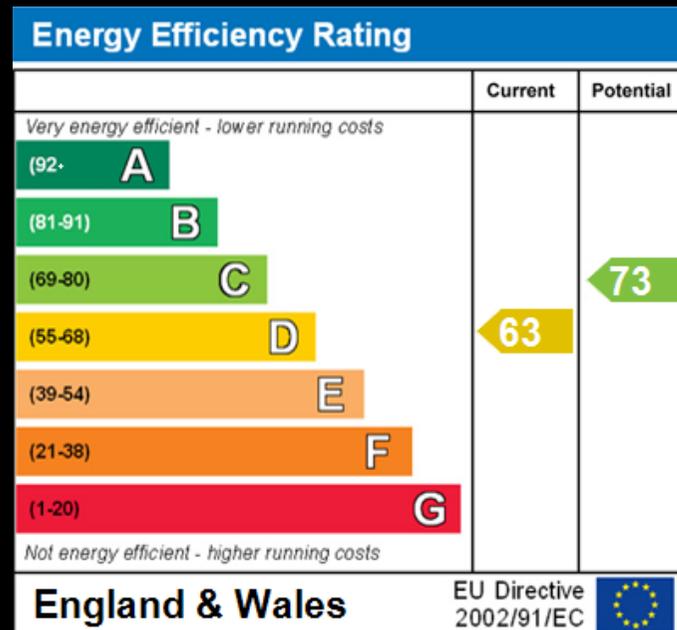
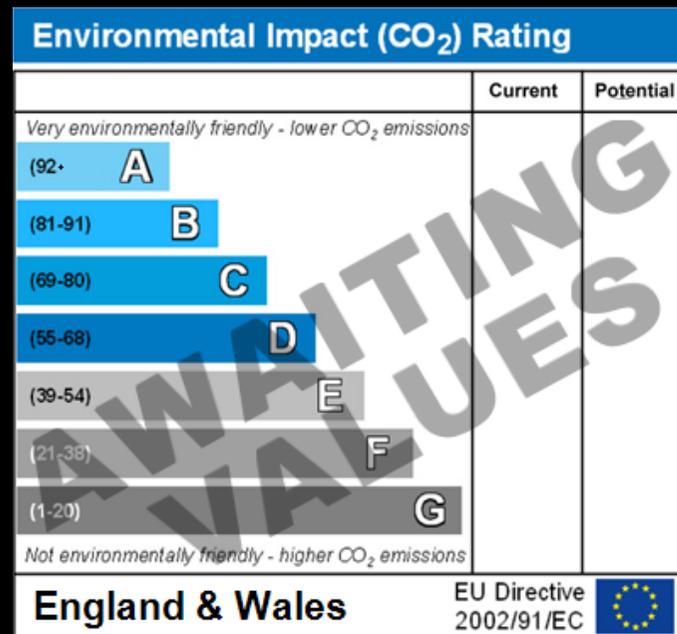
The well fitted kitchen has ample cupboard and worktop space with a stainless steel single drainer sink unit with mixer taps. Window to the front.

## The Balcony

The property benefits from its own balcony overlooking a communal green area

## Key Features

- Five minute walk to London Mainline Station
- Good size lounge diner
- Double Glazed
- Gas Central Heating
- No Onward Chain
- Bathroom / w.c with shower
- One Double Bedroom with Built in Wardrobes
- Well Fitted Kitchen
- Own balcony



MISREPRESENTATION ACT: Whilst every care is taken with all the details they are in no way guaranteed. Applicants should therefore satisfy themselves as to their accuracy. In the event of an applicant requiring to travel any distance please contact Barrett Estates with any queries you may have prior to your departure to avoid a wasted journey. All negotiations to be conducted through Barrett Estates. All properties offered subject to their remaining unsold and available. These details form no part of any contract



This floorplan is for informational services only