



Wellington Mews | Billericay | £210,000



Wellington Mews

Billericay | Essex | CM12 0XQ

Discover this charming one-bedroom maisonette, perfectly positioned within 1.5 miles of Billericay Train Station and the bustling High Street. Offering a wonderful blend of comfort and convenience, this well presented home is ideal for first-time buyers, professionals, or those seeking a stylish lock-up-and-leave property. Boasting a bright and airy living space, modern kitchen with some integrated appliances, and a generous bedroom with built-in storage, this maisonette delivers a delightful living experience complemented by two allocated off-street parking spaces and a long lease with over 900 years remaining.

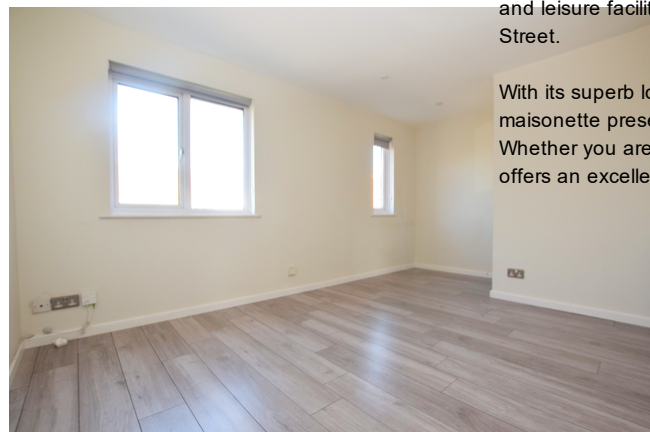
Step inside to a light and bright living room that forms the heart of this delightful home. Elegantly decorated and thoughtfully designed, this inviting space is bathed in natural light, providing a relaxing environment perfect for unwinding or entertaining guests. Adjacent to the living area, the modern kitchen is fitted with an integrated fridge freezer, oven and sleek units, offering both style and functionality.

The generously sized bedroom benefits from a built-in wardrobe, maximizing storage without compromising on space. This tranquil retreat offers plenty of room for a double bed and additional furnishings, making it a restful haven at the end of the day. Complementing the accommodation is a tastefully tiled bathroom featuring a contemporary three-piece suite, including a bath with shower, basin, and WC, all finished to a high standard.

Additional highlights includes two built-in storage cupboards, providing practical solutions to maintain a clutter-free living environment. Secure in its tenure, the maisonette enjoys a peppercorn ground rent and a long lease exceeding 900 years, ensuring peace of mind and excellent ownership value. Further enhancing this home's appeal are two allocated off-street parking spaces, a coveted convenience in this sought-after area.

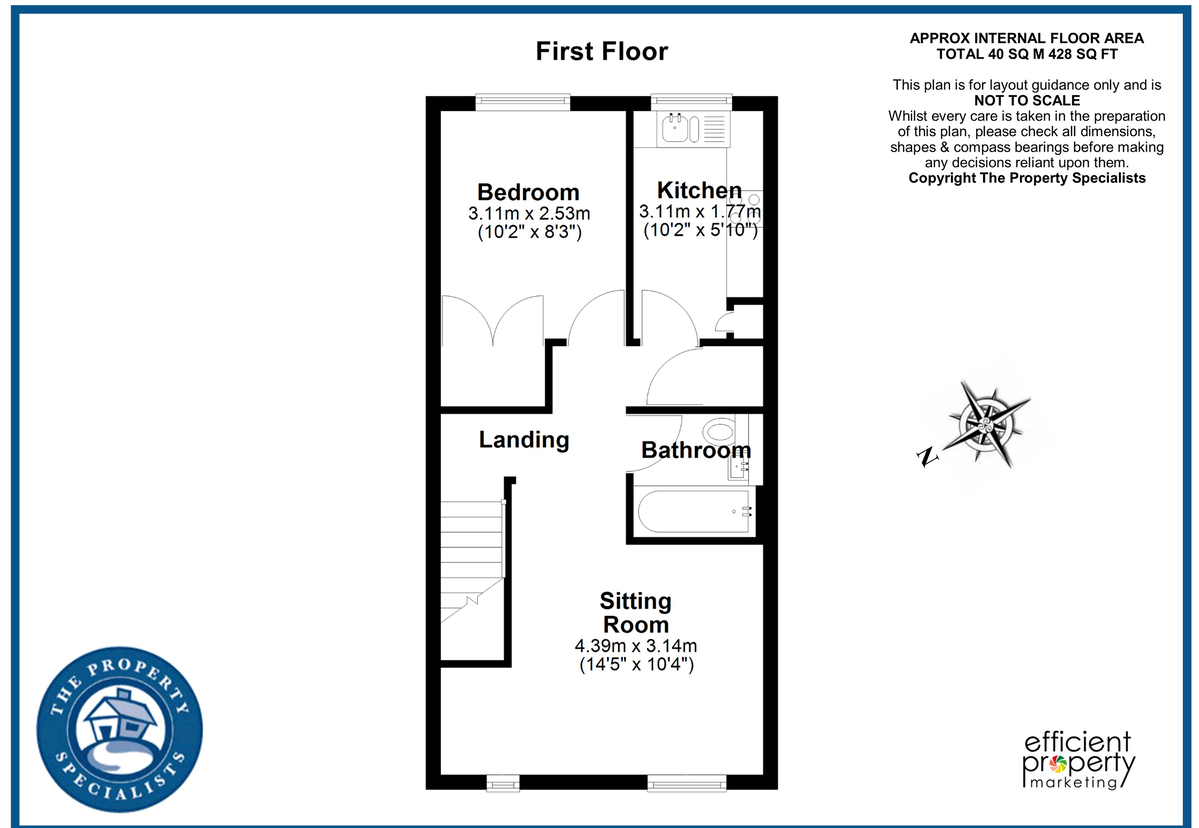
Located in a desirable area close to local shops and amenities, this property offers the perfect balance between peaceful suburban living and easy access to vibrant town life. Billericay's renowned High Street is just a short journey away, providing an array of shops, cafes, restaurants, and leisure facilities. For commuters, the nearby train station offers direct links to London Liverpool Street.

With its superb location, well presented interior, and thoughtful amenities, this one-bedroom maisonette presents a fantastic opportunity to secure a delightful home in the heart of Billericay. Whether you are commuting, entertaining, or simply enjoying the local surroundings, this property offers an excellent blend of lifestyle and practicality that is sure to impress.



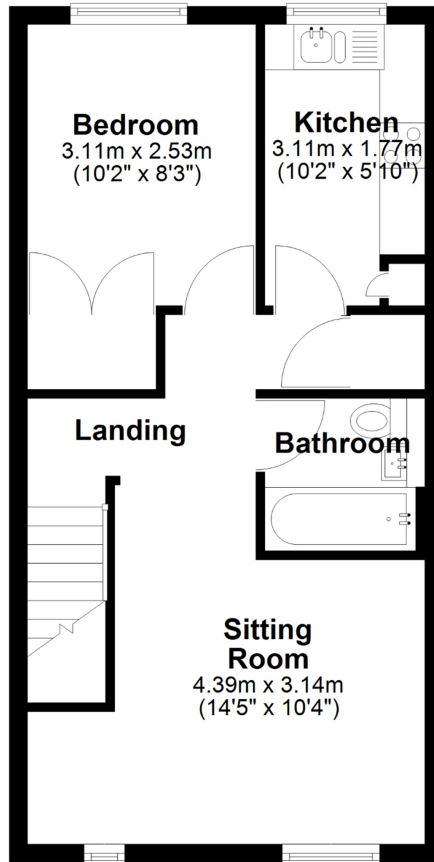


- One Bedroom Maisonette
- Close to Local Shops & Amenities
- Within 1.5 Miles of Billericay Train Station & High Street
- Very Well Presented Throughout
- Ideal For First Time Buyers
- Modern Kitchen With Integrated Appliances
- Light & Bright Living Room
- Generous Bedroom with Built-In Wardrobe
- Tastefully Tiled Bathroom With Three Piece Suite
- Built-In Storage Cupboards
- Long Lease - Over 900 Years Remaining
- Peppercorn Ground Rent
- Two Allocated Off-Street Parking Spaces



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First Floor




APPROX INTERNAL FLOOR AREA
TOTAL 40 SQ M 428 SQ FT

This plan is for layout guidance only and is **NOT TO SCALE**.
Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.
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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	A		
(81-91)	B		
(69-80)	C	77	82
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales		EU Directive 2002/91/EC 	



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