



- Impressive Two Bedroom Top Floor Apartment
- Within Moments Of Colchester's City Centre & Mainline Station
- Presented To Market in Excellent Order
- Two Double Bedrooms
- Family Bathroom Suite
- En-Suite To Master Bedroom
- Open Plan Kitchen/Living Area
- Kitchen Benefitting From Integrated Appliances
- Allocated Parking
- Offered To Market On A Chain Free Basis!

80 Axial Drive, Colchester, Essex. CO4 5RY.

****Guide Price £190,000 - £200,000**** Offered to market in first class order and set within a prime North Colchester position sits this impressive two bedroom top floor apartment. This home is within moments of Colchester's mainline railway station, offering direct links to London Liverpool Street within the hour and is therefore ideal for the working professional. It also presents itself as the ideal first time purchase, with a range of shops and amenities close by at Turner Rise Retail Park. Benefitting from no onward chain, we encourage early viewings to appreciate the excellent accommodation on offer.



Property Details.

Top Floor Apartment

Entrance Hall

Entrance door, telephone entry system, inset storage, access and doors to:

Open Plan Kitchen-Living Room



23' 5" x 13' 8" (7.14m x 4.17m) Windows to front aspect, communication points, radiator x2

Fitted kitchen comprising of; a range of base and eye level fitted units with worksurfaces over, inset gas hob with extractor fan over, oven/grill, fridge/freezer, dishwasher, washing machine, inset sink, drainer and taps over, drawers

Family Bathroom



9' 0" x 5' 9" (2.74m x 1.75m) Window to rear aspect, panel bath with shower over and screen, W.C, radiator

Master Bedroom



12' 6" x 10' 1" (3.81m x 3.07m) Window to rear aspect, built in double wardrobes, radiator, door and access to:

Property Details.

En-Suite Shower Room



W.C, wash hand basin, shower cubicle, radiator

Bedroom Two



9' 3" x 11' 1" (2.82m x 3.38m) Window to rear aspect, radiator, built in wardrobe

Leasehold Information

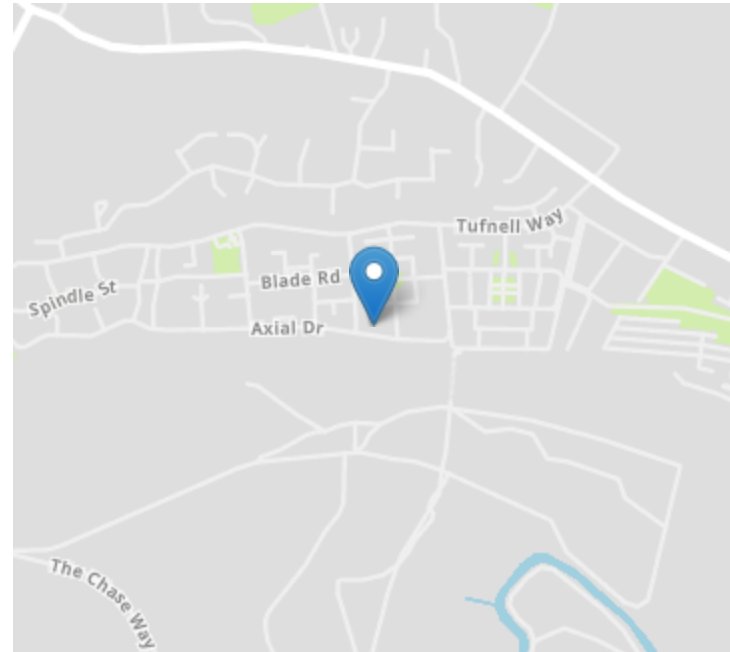
We have been advised by our sellers that this property is offered on a leasehold basis, 150 Years (Less One Day) From 1 August 2007, meaning there is approximately 133 years remaining on the lease.

There is an approximate annual ground rent payable of £200.00p per annum and an approximate maintenance charge of £1 300.00p per annum payable. We advise all interested parties to confirm this information with their respective conveyancer, at an early stage of their conveyance to prevent any discrepancy.

Property Details.

Floorplans

Location



Energy Ratings

We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Gardens, roof terraces, balconies and communal gardens as well as tenure and lease details cannot have their accuracy guaranteed for intending purchasers. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.