



- Two Bedroom Apartment
- Central Colchester Position - Close To Mainline Station & City Centre
- No Onward Chain
- Open Plan Living/Kitchen Area
- Integrated Appliances & Modern Fitted Kitchen Units
- Two Well-Proportioned Bedrooms
- Bathroom
- Secure Telephone Entry System & Parking
- Ideal First Home Or Investment Purchase

Call to view 01206 576999



10 Gilbert Court, Clarendon Way, Colchester, Essex. CO1 1DL.

Gilbert Court, CO1 – Two Bedroom Apartment in Central Colchester - A spacious two-bedroom apartment located in central Colchester, close to the city centre, Castle Park, and Colchester mainline station. The property includes an open-plan living and dining area, a modern kitchen with integrated appliances, two bedrooms, and a bathroom. There is also inset storage in the hallway, providing extra space for convenience. The apartment benefits from allocated parking and a secure entry system. Offered on a leasehold basis with a lease term of 125 years from 1 January 2008 (107 years remaining). Please contact a consultant for further information regarding the service charge and ground rent. All leasehold information should be confirmed by the appointed conveyancer. Suitable for first-time buyers or investors. The property is available with no onward chain.



Property Details.

Apartment

Entrance Hall

Living Room & Kitchen



Living Room - 20' 6" x 11' 8" (6.25m x 3.56m)

&

Kitchen - 6' 10" x 9' 0" (2.08m x 2.74m)

Bedroom One



12' 0" x 13' 0" (3.66m x 3.96m)

Bedroom Two



15' 2" x 7' 10" (4.62m x 2.39m)

Bathroom



6' 9" x 5' 11" (2.06m x 1.80m)

Property Details.

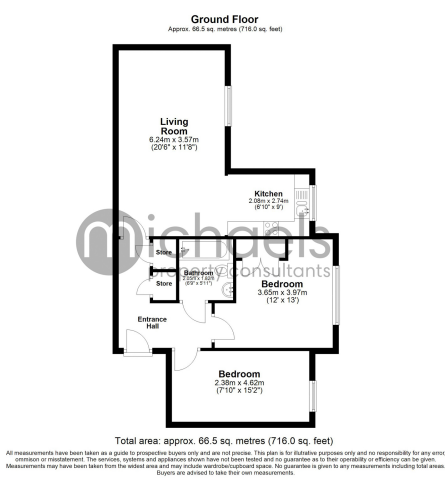
Leasehold Information



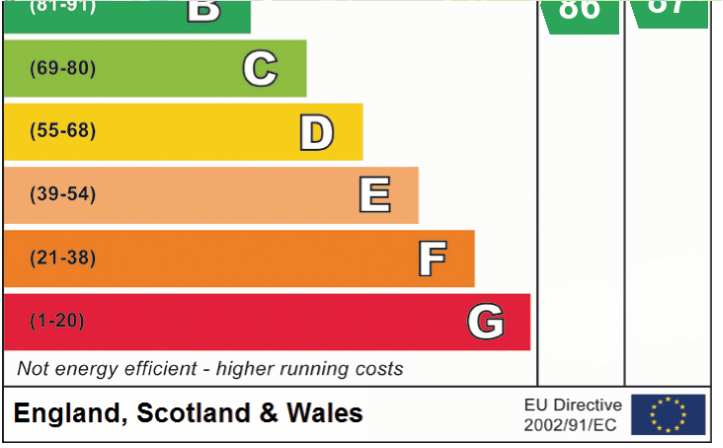
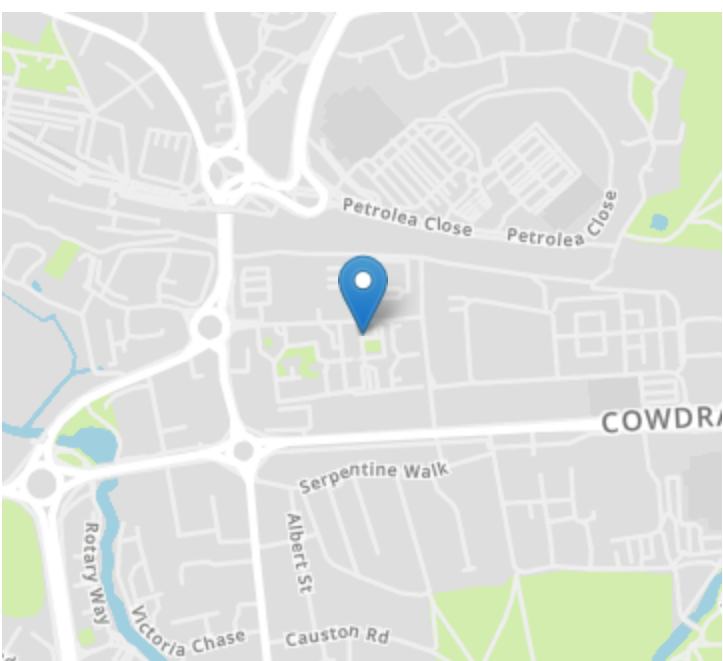
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Property Details.

Floorplans



Location



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.

