



White Horse Apartments, Saffron Walden, CB10 1JD

CHEFFINS

White Horse Apartments

Hill Street, Saffron Walden,
CB10 1JD

A second floor, one bedroom apartment forming part of this former Grade II Listed Inn, set in the heart of the town. The apartment offers bright and airy accommodation with an open plan and well-appointed kitchen/reception room. OFFERED CHAIN FREE.

LOCATION

Saffron Walden is an historic market town with a magnificent Parish Church, numerous period properties and a wide tree-lined High Street. An extensive range of shops, schools, social and sporting amenities are all accessible within the town and the Golf Course and Sports Centre lie on the town's outskirts. Road links to London and Cambridge (16 miles) are accessible at Junctions 8 and 9 of the M11. Train services to London (Liverpool Street - 57 mins) run from Audley End Station about 2 miles away.



Guide Price £175,000





THE WHITE HORSE APARTMENTS

One of six individual apartments converted from a former Inn, conveniently located in the town centre amongst its excellent range of facilities. The apartments enjoy the use of a communal bike store in the basement of the building. Access to the apartment is via a pair of wrought iron security gates with a telecom system, leading to a paved pathway and steps leading up the the communal entrance hall. A staircase leads up to the apartment on the second floor.

SECOND FLOOR

ENTRANCE HALL

Entrance door, built-in airing cupboard housing the hot water cylinder and shelving.

KITCHEN/RECEPTION ROOM

A bright and airy, well-proportioned living space with secondary glazed sash window overlooking Hill Street. The kitchen comprises a range of units with worktop space over, incorporating sink unit, hob with built-in oven below, integrated fridge freezer and washing machine.

BEDROOM

Another spacious room with a pair of secondary glazed windows with a pleasant elevated outlook to Market Street and a built-in wardrobe.

BATHROOM

Suite comprising panelled bath, separate shower enclosure, low level WC, wash basin, heated towel rail, tiled flooring and walls, and secondary glazed window with elevated views.

LEASEHOLD

Term: 125 years from 25th December 2006 (105 years remaining)

Ground Rent: £50 p.a.

Service Charge: £2,304 p.a.

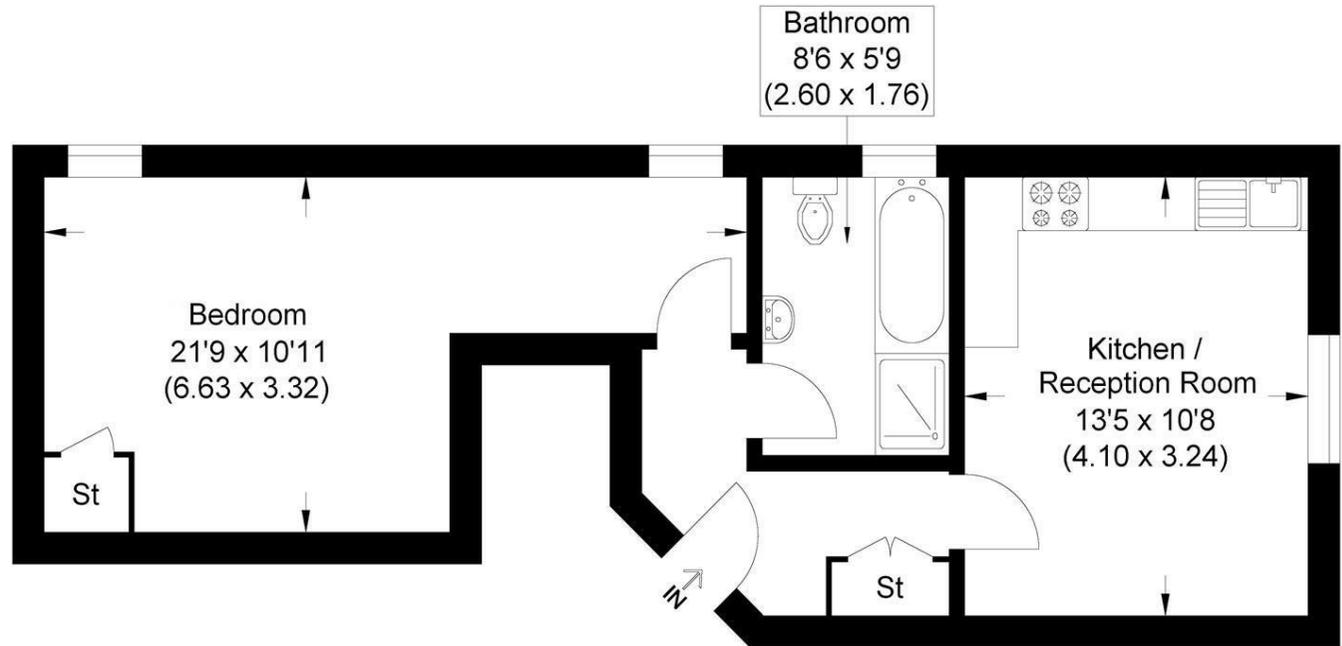
Insurance Charge: £702 p.a.

VIEWINGS

By appointment through the Agents.



Approximate Gross Internal Area
40.48 sq m / 435.72 sq ft



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
62	78
England & Wales	
EU Directive 2002/91/EC	

Guide Price £175,000

Tenure - Leasehold

Council Tax Band - B

Local Authority - Uttlesford

Second Floor

Illustration for identification purposes only, measurements are approximate, not to scale.

For more information on this property please refer to the Material Information Brochure on our website.

Agents Note: Stamp Duty Land Tax is an additional cost that you must consider. Rates vary according to the type of transaction and your circumstances. Therefore please familiarise yourself with the rates applicable using this link: <https://www.gov.uk/stamp-duty-land-tax/residential-property-rates>.

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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

