



Sovereign Court | Harlow | CM19 4JG

Asking Price £175,000



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A WELL PRESENTED ONE BEDROOM GROUND FLOOR APARTMENT. This flat benefits from a bright and airy living room with open plan fitted kitchen, double bedroom and part tiled bathroom suite. Sovereign Court is a sought-after private development located off Kingsmoor Road. The property is currently let for £850 with the tenants wishing to stay. Viewings by appointment only.

- One Bedroom
- Currently Let for £850 PCM
- Council Tax Band: B
- Ground Floor Apartment
- Long Lease of 158 Years
- EPC Rating: C

Front

Private development with secure entry to block.
Communal lobby with timber door to entrance of flat.

Hallway

6'8" x 3'2" (2.03m x 0.97m)

Timber door to communal lobby. Radiator to wall.
Airing cupboard. Internal doors to living room,
bedroom and bathroom.





Living Room

10'6" x 17'0" (3.20m x 5.18m)

UPVC double glazed window to front, radiator to wall. Internal door to entrance hall. Open plan to kitchen.

Kitchen

6'10" x 7'0" (2.08m x 2.13m)

UPVC double glazed window. Wood effect wall and base units with electric oven and gas hob, laminate worktops and stainless steel sink and drainer. Gas boiler to wall. Space for washing machine and fridge freezer. Open plan to living room.

Bedroom

14'9" x 8'11" (4.50m x 2.72m)

UPVC double glazed window, radiator to wall. Internal door to entrance hall.

Bathroom

6'9" x 6'2" (2.06m x 1.88m)

Grey bathroom suite with part tiled walls. Extractor fan. Internal door to entrance hall.

Lease Information

The below figures have been provided to us by the vendors:

Service Charge: £1,150 per annum (£575 every six months)

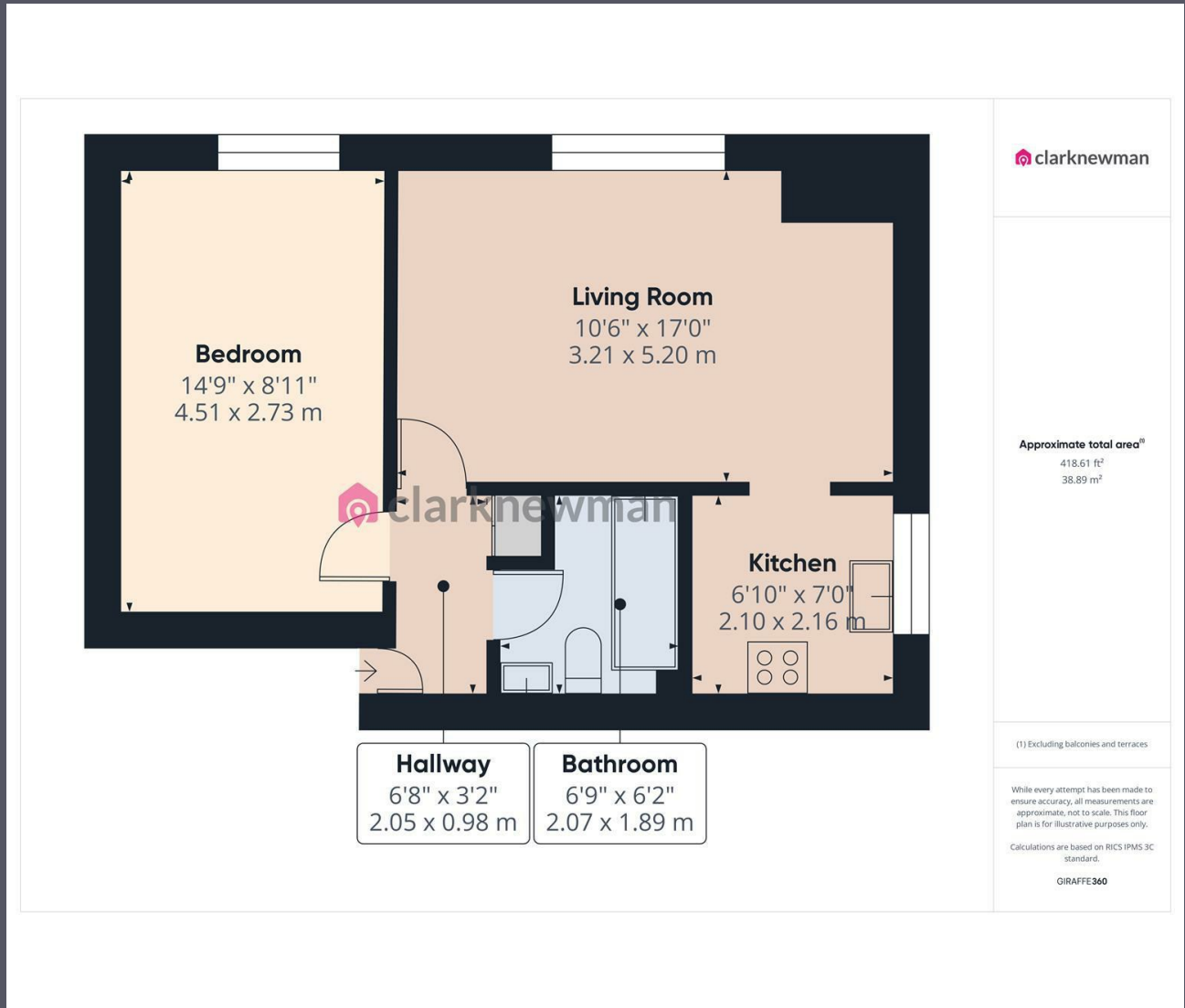
Ground Rent: £200 per annum

Lease: 158 Years Remaining

Local Area

Sovereign Court is a private development off the prestigious Kingsmoor Road. The property is situated close to local schooling and amenities.





Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs (92-100) A		Very environmentally friendly - lower CO ₂ emissions (92-100) A	
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales	EU Directive 2002/91/EC	England & Wales	EU Directive 2002/91/EC

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