



william h brown

Penn Mews, Braintree, CM7 2TQ


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h brown

welcome to

Penn Mews, Braintree

Welcome to Penn Mews, a studio apartment nestled in a quiet cul-de-sac setting in Braintree. This property offers a fantastic opportunity for investors, with a tenant in residence and a current rental income of £10,200 per annum.

The apartment features a spacious lounge with wooden flooring, complemented by UPVC double glazed windows. A bedroom area includes a fitted wardrobe. The kitchen is equipped with an integrated oven and hob, while the shower room boasts a unique design with feature glass bricks, adding a contemporary touch. Located off Parklands, the property benefits from excellent access to Braintree town centre, local amenities, and transport links, making it a convenient and desirable location for tenants and homeowners alike.



GROUND FLOOR



While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown here may have been tested and no guarantee as to their operability or efficiency can be given.
Made with floorplan 1/2025

Lounge

12' 9" x 11' (3.89m x 3.35m)

Kitchen

9' 8" x 5' 7" (2.95m x 1.70m)

Bedroom

9' x 6' 1" (2.74m x 1.85m)

Shower Room

Communal Gardens

Allocated Parking

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Penn Mews, Braintree

- Investment Opportunity
- Studio Apartment
- Quiet Cul-De-Sac
- Double Glazing
- Communal Gardens

Tenure: Leasehold EPC Rating: D

Council Tax Band: A Service Charge: 848.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 25 Mar 1983.

Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

guide price

£100,000 - £120,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/BTR109831



Property Ref:

BTR109831 - 0005

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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