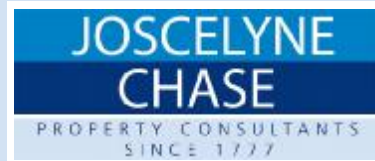


TO LET

Flats 3 & 6 Easter House, Market Place, Braintree CM7 3HJ



18-20 Bank Street,
Braintree, Essex, CM7 1UP
F 01376 554500
E property@joscelynechase.co.uk
W www.joscelynechase.co.uk
T 01376 322222

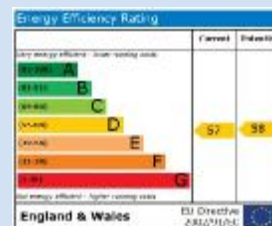
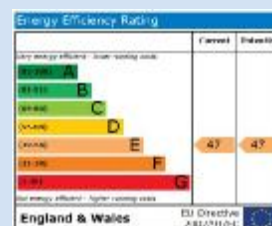
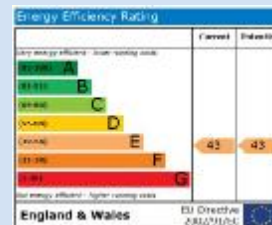


WE ARE PLEASED TO OFFER THE LAST TWO REMAINING APARTMENTS IN THIS TOWN CENTRE CONVERSION.

- Secure door entry system
- Lounge or Open Plan Living Room
- Fitted Kitchens with appliances
- Fitted Shower Rooms with Power Showers
- New Carpets and Laminate Flooring
- Electric Heating
- Parking

£565 and £650 Per Calendar Month

For further information or to arrange a viewing
please call [01376 554508](tel:01376554508)



We are pleased to offer these new one and two bedroom apartments which are finished to a high standard and are situated within Braintree Town Centre

The market town of Braintree has excellent shopping facilities including the George Yard Shopping Centre, the High Street and the Freeport Designer Village which is located on the edge of town. The recently upgraded A120 now gives fast access to Stansted Airport, the M11 and beyond.

The high standard accommodations are as follows –

FLAT 3:

LOUNGE/DINER/KITCHEN 20'9" X 11'22"

BEDROOM 1 9'9" x 10'10"

BEDROOM 2 12'2" x 9'8"

SHOWER ROOM

FLAT 6:

PRIVATE ENTRANCE:

HALL

KITCHEN 13' max 7'8"

BEDROOM 1 16'5" x 8'11"

BEDROOM 2 12'3" X 9'

SHOWER ROOM

OUTSIDE Parking to rear - one space for each apartment

The properties are unfurnished but include kitchen appliances and have the benefit of electric heating

TERMS

The properties are available now for a period of 6/12 months on an Assured Shorthold Tenancy, initially at a rent of flat 3 - £565 and flat 6 - £650 per calendar month respectively, exclusive of all utilities, water rates and Council Tax.

SERVICES

It will be the responsibility of the in-going tenants to ensure all main services are reconnected and arrangements for future payments to be made direct to each supplier.

COUNCIL TAX

Enquiries have been made to the local authority and we are advised that these properties are in Council Tax Band A, £965.40 for 2010 /2011

DEPOSIT

Tenants are required to pay a deposit of flat 3 - £565 and flat 6 - £650 to be held against any dilapidations or arrears caused during the term of the tenancy.

ADDITIONAL INFORMATION

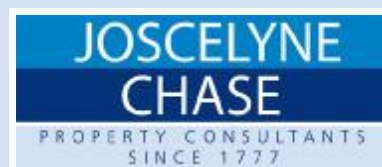
No pets, no smokers and no DSS.

REFERENCES

References will be required. Reference forms are held in this office. An administration fee of £125 per applicant (£175 per couple and additional £50 should a guarantor be needed) is required upon returning the completed forms.

VIEWING

Strictly by appointment with JOSCELYNE CHASE TEL: (01376) 554508, please ask for Yvonne Crane or Lesley Clark.



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These particulars are believed to be correct
Joscelyne Chase do not guarantee their accuracy

