



FLAT 36, FAIRBANKS LODGE, FURZEHILL ROAD, BOREHAMWOOD, HERTFORDSHIRE, WD6  
**£200,000 LEASEHOLD**

## ONE BEDROOM TOP FLOOR RETIREMENT FLAT

### DESCRIPTION:

A one bedroom top floor RETIREMENT property. Situated on Furzehill Road, this apartment offers an independent retirement lifestyle in this sought after retirement block. The property comprises bedroom, lounge, kitchen, shower room, balcony and ample storage. Benefits include a spacious COMMUNAL LOUNGE and kitchen area, where residents can meet up for coffee and socialise together. There is also a guest room available (small charge applies) if you have family and friends who wish to visit and stay over, plenty of PARKING and landscape gardens. On site there is the added benefit of a manager who will oversee the day to day running of the development.

### AT A GLANCE

- 1 Bedroom
- Entrance Hall
- Kitchen
- Living Room
- Bathroom

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Approximate Gross Internal Area = 46.8 sq m / 504 sq ft

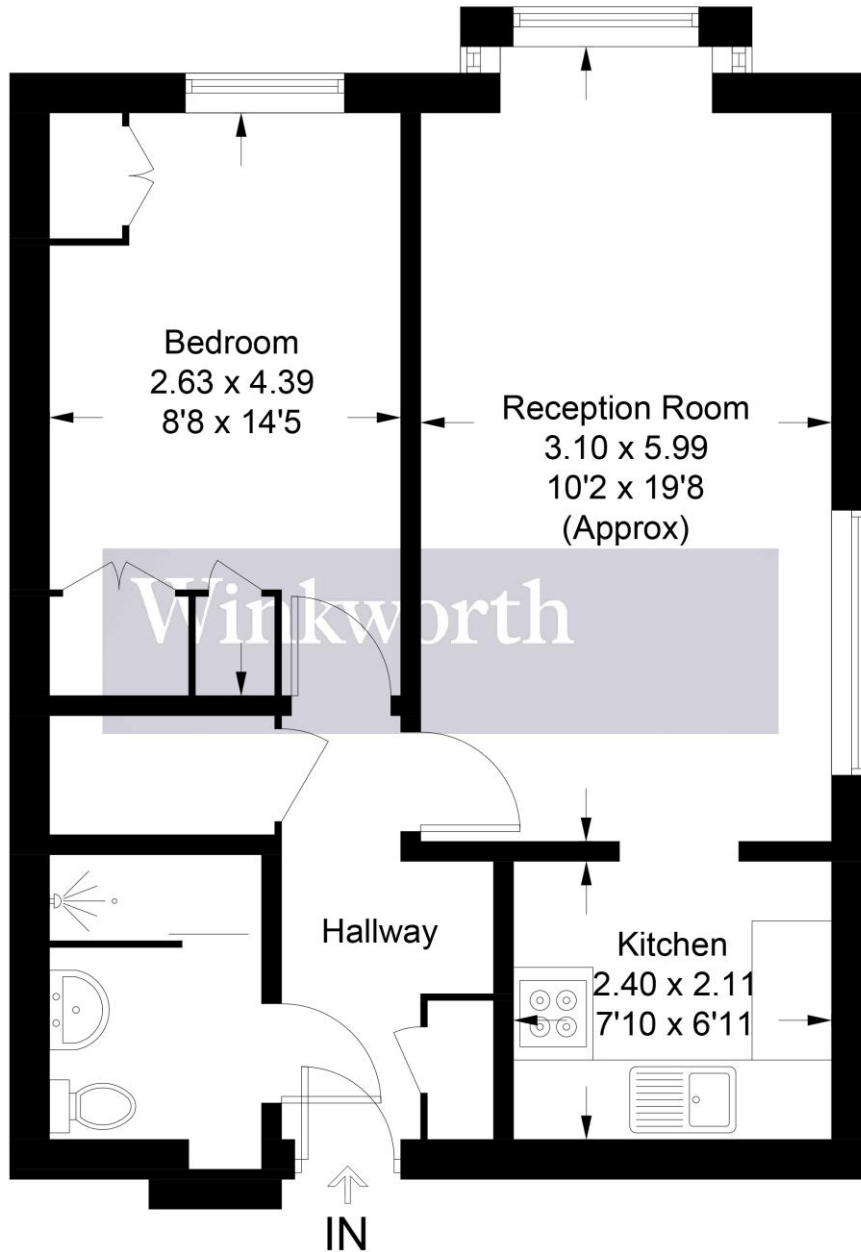


Illustration for identification purposes only, measurements are approximate, not to scale. Winkworth © 2025 (ID1159762)

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C	76	80
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

**Tenure:** Leasehold

**Term:** 152 year and 7 months

**Service Charge:** £0 per annum

**Ground Rent:** £ 0 Annually (subject to increase)

**Council Tax Band:** C

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.