



STATION ROAD, HERTFORDSHIRE, WD6

**£315,000 LEASEHOLD**

## CHAIN FREE TWO DOUBLE BEDROOM APARTMENT

Borehamwood | 020 8953 8899 | borehamwood@winkworth.co.uk



### DESCRIPTION:

This two-bedroom apartment located on the upper floor of a building with a lift. Boasting a bright and well-lit interior, this property offers convenience and accessibility for discerning individuals. The apartment is thoughtfully designed to maximise space and natural light, creating a welcoming and comfortable living environment. Residents can enjoy the convenience of residents parking and the peace of mind that comes with living in a purpose-built property. Situated in a scenic location, this apartment offers breathtaking views and a tranquil setting. Don't miss this opportunity to experience living in a prime location. Contact us today to arrange a viewing.

### AT A GLANCE

- 2 Bedrooms
- Entrance Hall
- Kitchen
- Living Room
- Bathroom
- Ensuite Shower Room





Approximate Gross Internal Area = 62.8 sq m / 676 sq ft

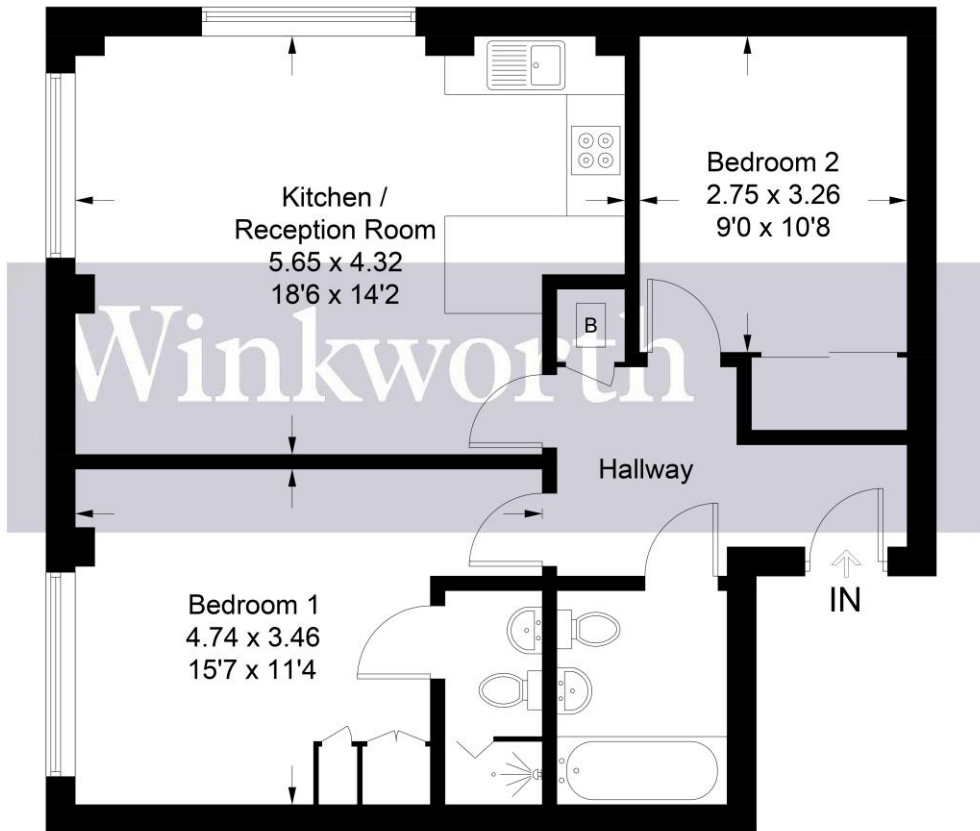


Illustration for identification purposes only, measurements are approximate, not to scale. Winkworth © 2024 (ID1106430)

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) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	80	80
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

**Tenure:** Leasehold

**Term:** 106 year and 5 months

**Service Charge:** £0 per annum

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

**Council Tax Band:** D

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.