



Winkworth



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BOREHAM HOLT, BOREHAMWOOD, HERTFORDSHIRE, WD6  
**£367,500 LEASEHOLD**

## A CHAIN FREE THREE BEDROOM TOP FLOOR PURPOSE BUILT FLAT IN ELSTREE

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### DESCRIPTION:

Offered for sale chain free is this rarely available three bedroom top (second) floor flat offering approaching 900 square feet of well-proportioned and flexible accommodation

Discreetly positioned in a quiet and sought after cul de sac, within walking distance of both Elstree Thameslink station and Shenley Road with its plethora of shops and restaurants, the property would be an ideal purchase for first time buyers, downsizers, a young family or buy to let investors alike.

### AT A GLANCE

- 3 Bedrooms
- 937 Year Lease
- Chain Free
- 870 Square Feet
- Quiet and Convenient Location
- Entry Phone
- Double Glazed
- Communal Gardens





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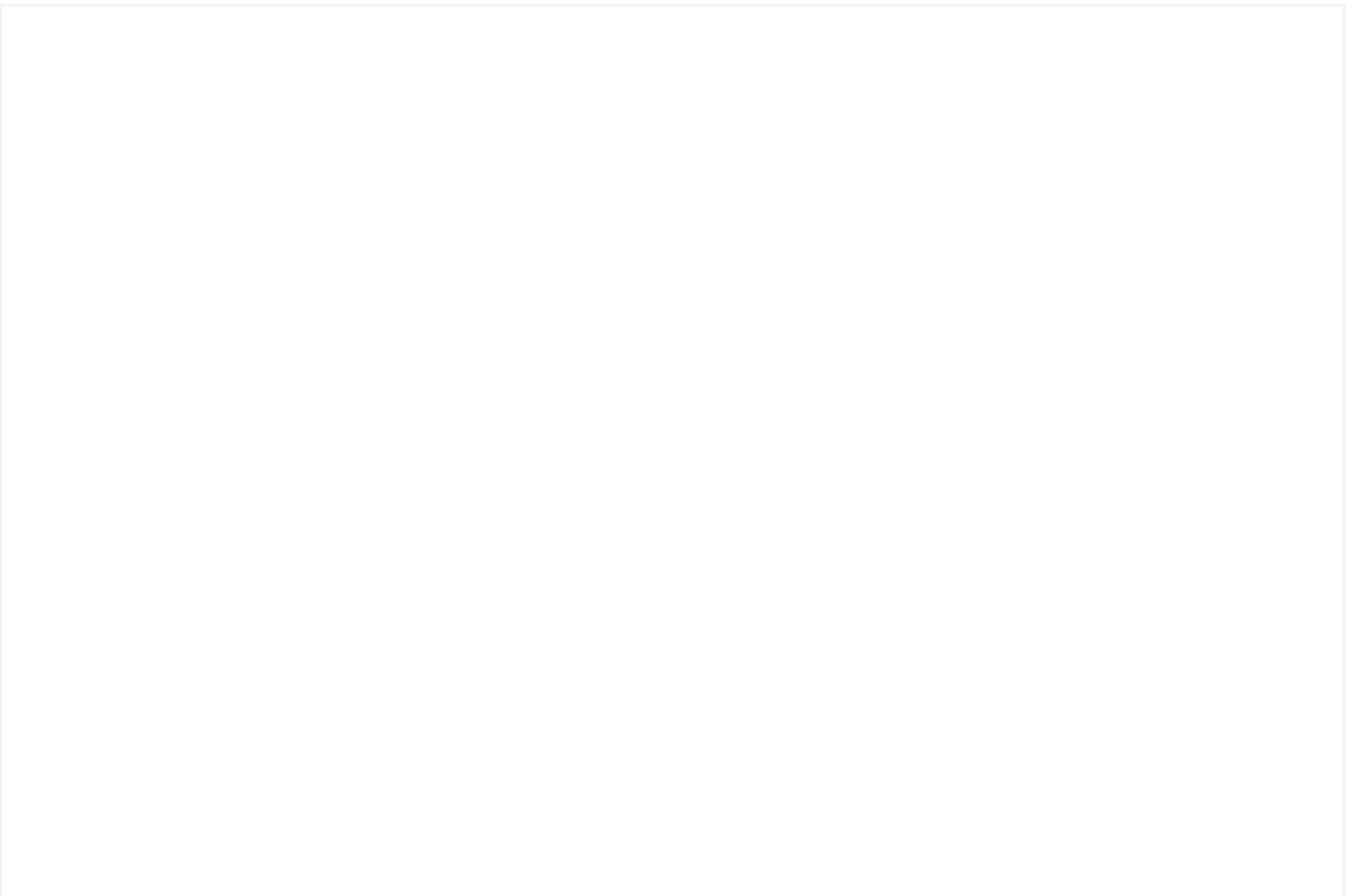
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Approximate Gross Internal Area = 80.8 sq m / 870 sq ft

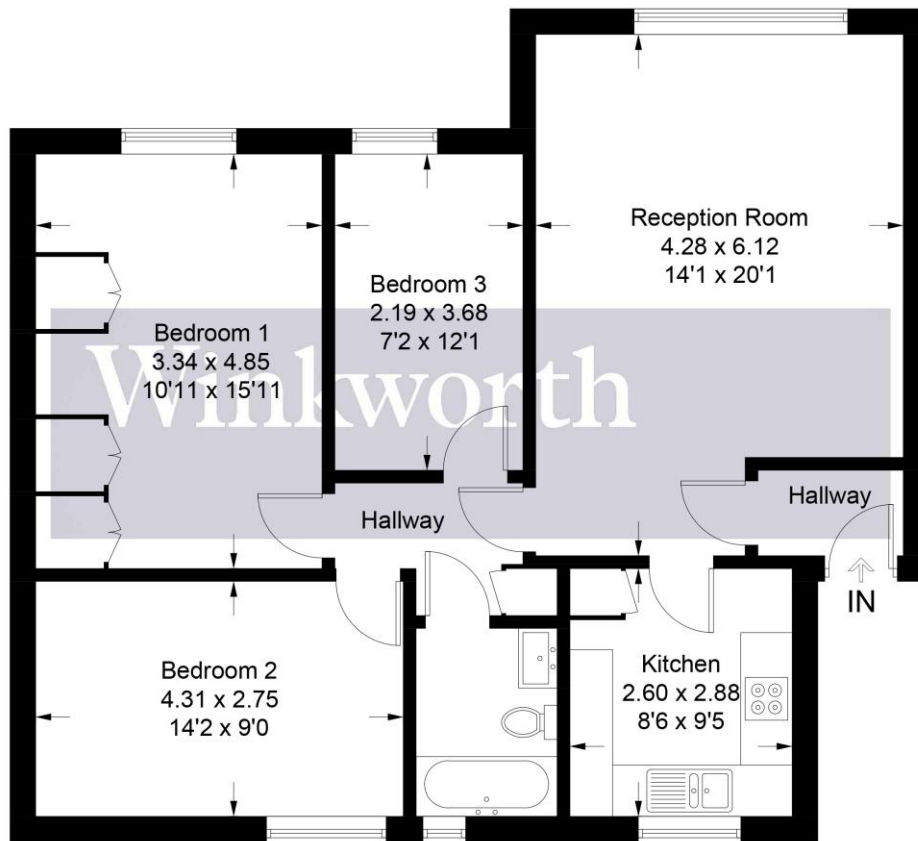


Illustration for identification purposes only, measurements are approximate, not to scale. Winkworth © 2024 (ID1123223)

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.

**Tenure:** Leasehold

**Term:** 936 year and 7 months

**Service Charge:** £1700 per annum

**Ground Rent:** £ 120 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.

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