

Castles



ASKING PRICE

**£160,000**

**Bartholomew Court , High Street**

Waltham Cross, EN8 7JU Leasehold

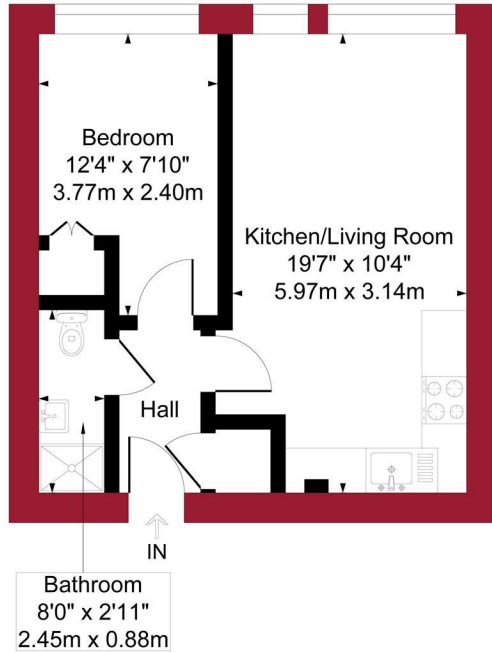
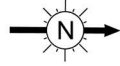
## PROPERTY SUMMARY

A well presented one bedroom 2nd floor modern flat located in the heart of Waltham Cross Town Centre and within 0.3m of Waltham Cross BR Station. The property would make an ideal first time buy or buy to let investment. Viewing is highly recommended. Features include security entryphone, gas central heating, double glazing, and lift.



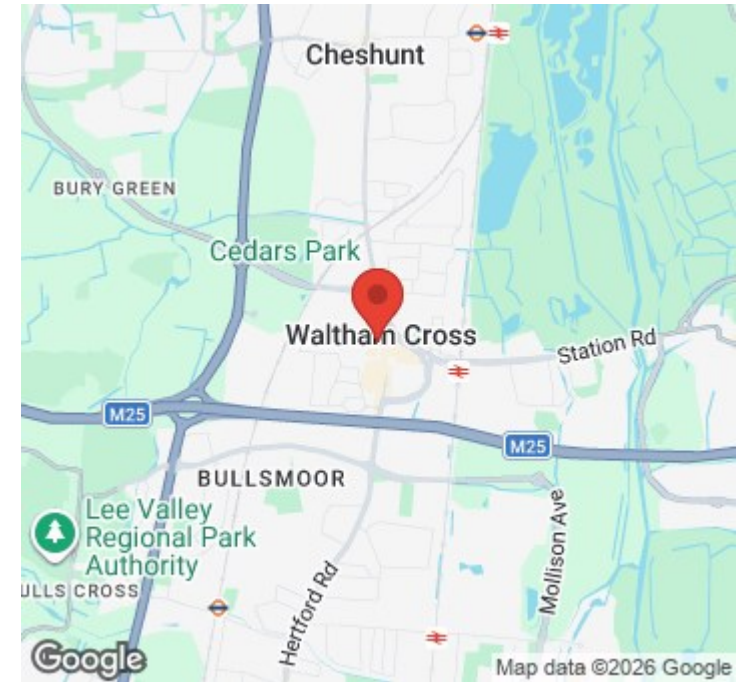


Bartholomew Court, High Street, Waltham Cross, EN8 Approximate Gross Internal Area = 380 sq ft / 35.3 sq m



Second Floor

For a guide to the area please scan this code for more information



Flat Leasehold

**Council:** Broxbourne

**Council Tax Band:** B

**Lease Remaining:** 118 years left on lease

**Service Charge:** £1,200 P/A

**Ground Rent:** £125 P/A

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



**OFFICE ADDRESS**

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Enfield  
London  
EN3 5JJ

**OFFICE DETAILS**

0208 804 8000  
enfield@castles.london  
<https://www.castles.london>

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			
(81-91) B			
(69-80) C		78	78
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	