

Castles



ASKING PRICE

£225,000

Station Road

Broxbourne, EN10 7QU

Leasehold

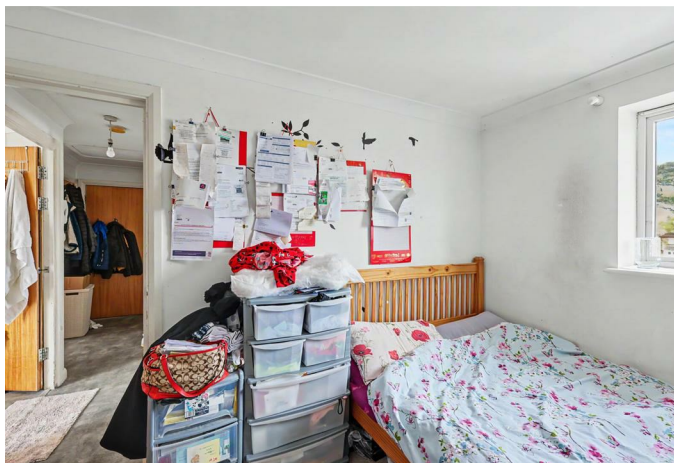
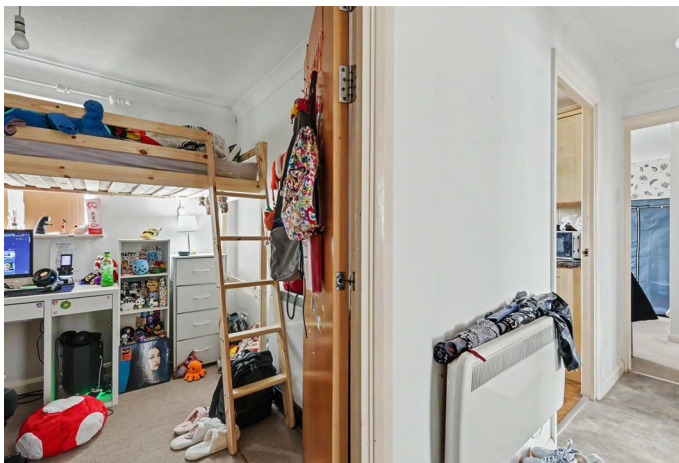
PROPERTY SUMMARY

A top floor (2nd) 2 bedroom apartment located conveniently on Station Road close to local shops and park and less than 0.2m from Broxbourne Train Station (serving London Liverpool Street). The property would suit a first time buyer and is offered for sale chain free. viewing is recommended.

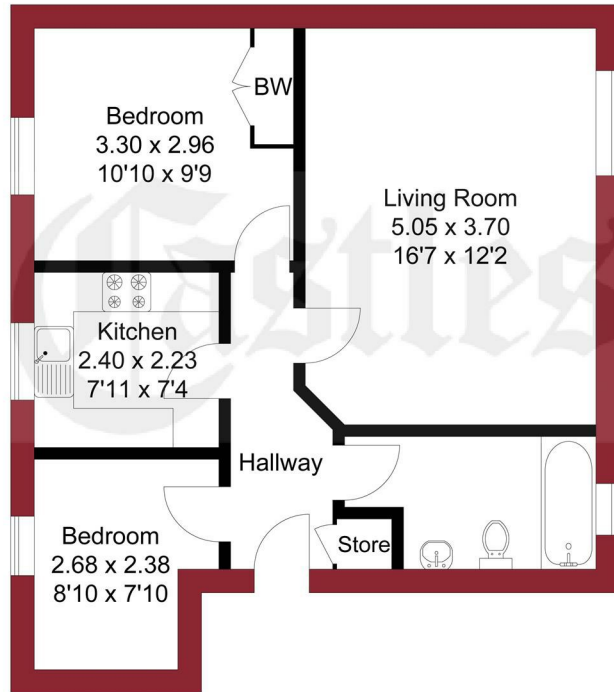
Features include:-

- Security entryphone system,
- 1 allocated parking space,
- Spacious living room,
- Separate kitchen,
- Juliet balcony,
- Close to local amenities.





APPROXIMATE GROSS INTERNAL AREA
51.60 sqm / 555.41 sqft



THIRD FLOOR

THIS PLAN IS FOR ILLUSTRATION ONLY AND MAY NOT BE REPRESENTATIVE OF THE PROPERTY

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



Apartment Leasehold

Council: Broxbourne

Council Tax Band: C

Lease Remaining: 125 years from 24/06/1999.

Approximately 98 years remaining.

Service Charge: £2,153.19 P/A

Ground Rent: £56.25 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

243 - 245 Hertford Road
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		70	77
(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	