





A SPACIOUS one bedroom GROUND FLOOR apartment, located on the HIGH STREET of the popular village of LONDON COLNEY, offering EASY ACCESS to local amenities and GOOD transport links.

Guide Price: £210,000

This ground floor property is arranged to offer modern versatile living and has accommodation to include, a large kitchen/dining room with patio doors leading to its courtyard style private garden, a double bedroom with ample storage, and a modern bathroom suite. There is also access to parking for one vehicle.

London Colney is a picturesque village that features quality eateries, the River Coine, and is well positioned for fast access to motorway networks and the Sava Centre, Europe's largest Sainsbury's and Mark & Spencer's.

EPC Rating: C 71

Council Tax Band: B

Lease Information: 90 Years Remaining



Entrance

Kitchen/living Room $5.02m \times 2.91m$ (16'6" x 9'7").

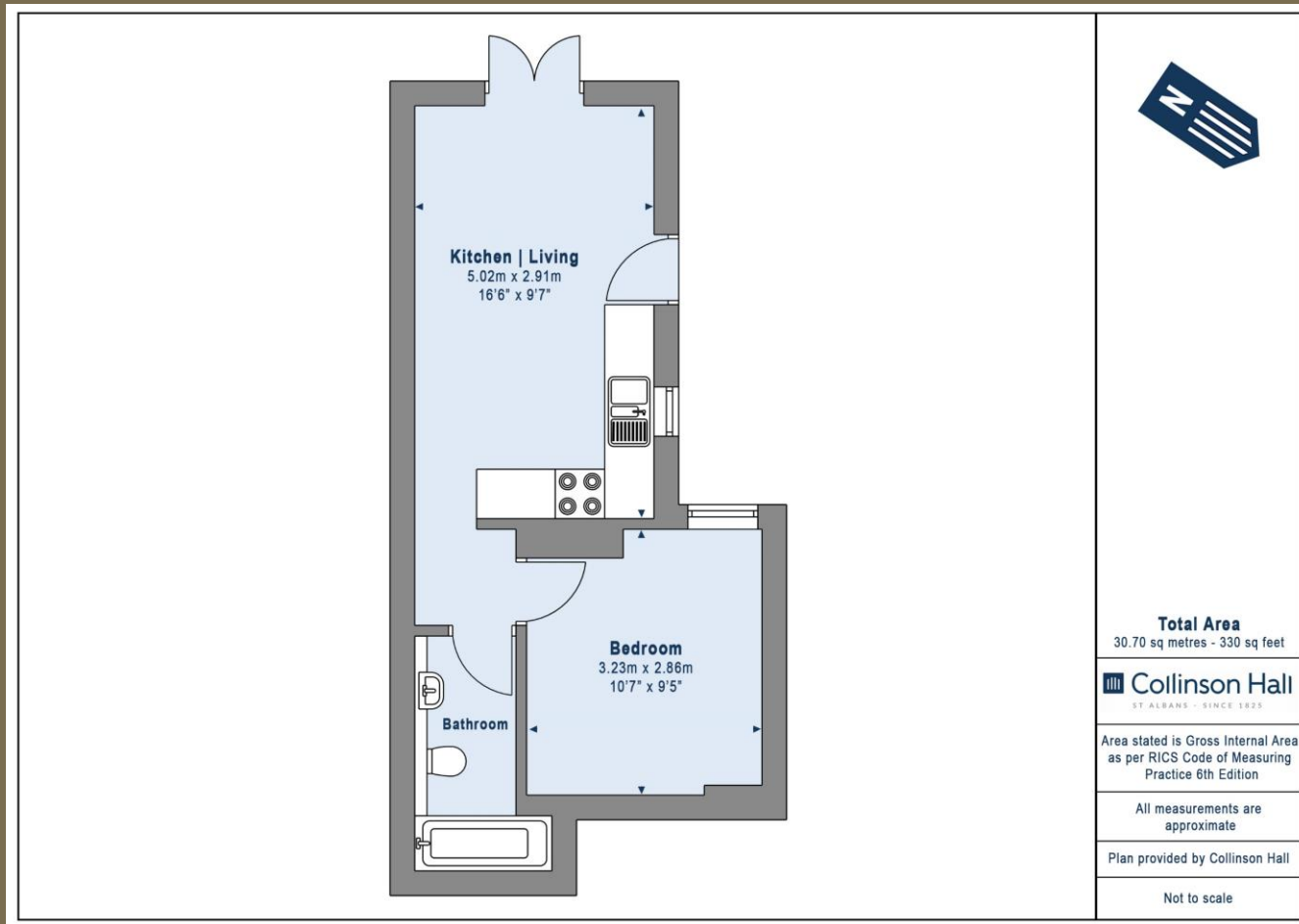
Bedroom $3.23m \times 2.86m$ (10'7" x 9'5").

Bathroom

Courtyard style Garden

Parking Facilities





PLEASE NOTE

These particulars do not constitute an offer or contract in whole or in part. Please note that these details have been prepared for prospective purchasers as a general guide. We have endeavoured to be accurate in their preparation, but any intending purchaser should not rely on them as statements or representations of fact. In respect of the floor plans, these are for illustrative purposes only and room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore may include cupboards/shelves, etc. No responsibility is taken for any error. Accordingly they should not be relied upon for carpets and furnishings. The services, systems and appliances at the property have not been tested and no guarantee as to their operability or efficiency can be given.



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