



HOLMESLEY ROAD, HERTFORDSHIRE, WD6
£385,000 LEASEHOLD

**AN IMMACULATELY PRESENTED TWO DOUBLE
BEDROOM, TWO BATHROOM GROUND FLOOR
APARTMENT WITH CORNER BALCONY**

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



DESCRIPTION:

Constructed approx. five years ago by the highly regarded and award winning developers, Bellway Homes, is this immaculately presented two double bedroom, two bathroom ground floor apartment situated on the highly desirable Hertsmere Mews development, and within easy access of Borehamwood's bustling High Street with all the amenities and transport links it brings.

Sold with the benefit and peace of mind an NHBC Warranty the property boasts circa 751 square feet of bright and spacious accommodation including a large corner balcony and would be ideal for first time buyers, down sizers and investors alike.

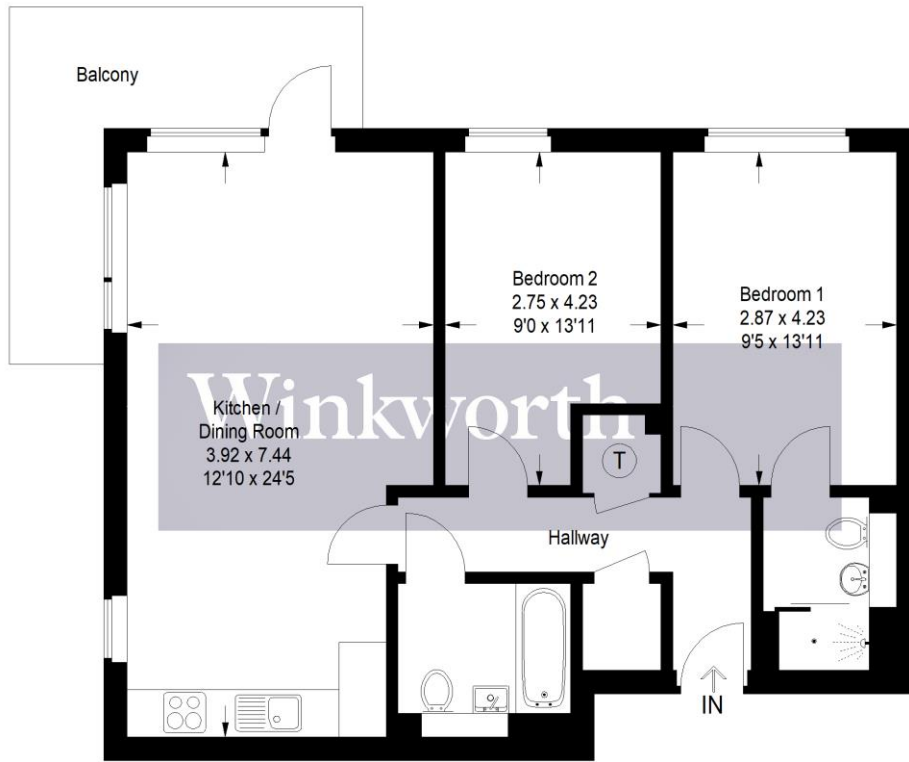
AT A GLANCE

- 2 Double Bedrooms
- 751 Square Feet
- Corner Balcony
- Allocated Parking
- NHBC Warranty
- Two Bathrooms
- 992 Year Lease





Approximate Gross Internal Area = 69.8 sq m / 751 sq ft



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale. Winkworth © 2024 (ID1050324)

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
(92-100) A	
(81-91) B	
(69-80) C	77 77
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	

Very energy efficient - lower running costs

Not energy efficient - higher running costs

England, Scotland & Wales EU Directive 2002/91/EC

Tenure: Leasehold

Term: 992 year and 1 months

Service Charge: £0 per annum

Ground Rent: £ 0 Annually (subject to increase)

Council Tax Band:

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.