



Shepherds
Property Sales & Lettings



Shepherds
Property Sales & Lettings

King Arthur Court | Cheshunt | EN8 8EH | £230,000





Shepherds

Property Sales & Lettings

King Arthur Court | Cheshunt | EN8 8EH

A well presented one bedroom apartment, situated within the popular 'King Arthur Court', a stones throw from local amenities, transport links and schooling. The property comprises of an entrance lobby, a spacious lounge diner, kitchen / breakfast room, a double bedroom and bathroom. Outside, there is well kept communal gardens and plenty of communal parking. The property is to be sold CHAIN FREE and benefits from a lengthy lease of over a 150 years remaining.

151 Years Remaining on Lease
Ground Rent - £0 Per year
Service Charge - £926 per year

All information on the lease and charges have been provided verbally via the owner and will need to be confirmed via solicitors.

- A Well Presented First Floor Apartment
- Spacious Lounge Diner
- To Be Sold Chain Free
- One Double Bedroom
- Views Overlooking Open Space
- Communal Gardens And Parking
- Kitchen / Breakfast Room
- Over 150 Years Remaining On The Lease
- Close To Amenities, Transport Links & Schooling



Communal Entrance	Bathroom
First Floor	9'1 x 7'4
Front Door	Outside
Entrance Lobby	Communal Gardens
Lounge Diner	Communal Parking
16'11 x 11'	
Kitchen / Breakfast Room	
11' x 6'4	
Bedroom	
13'7 x 10'	



Disclaimers: 1. In-line with money laundering regulations (MLR), purchasers will be asked to produce identification documentation. 2. These particulars do not constitute part or all of an offer or contract. 3. Measurements on any of our documentation is supplied for guidance only; as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. The property - The agency has not tested; any apparatus, equipment, fixtures or services. It is in the buyer's interest to check the working condition of the aforementioned. Nothing concerning the type of construction or condition of the structure is implied from the agents' photographs. 5. EPC information - is available upon request. 6. We are not able to offer opinion, either written or verbal on the content of reports. This must be obtained from your legal representative, or relevant qualified professional. 7. Whilst care is taken in the preparation of our information, a buyer should ensure that their legal representative confirms as soon as possible all matters relating to; The title including the extent and boundaries of the property and other important matters before exchange of contracts. All interested party/parties should inspect the property prior to exchange of contracts.



Tenure :
Council:
Tax Band:

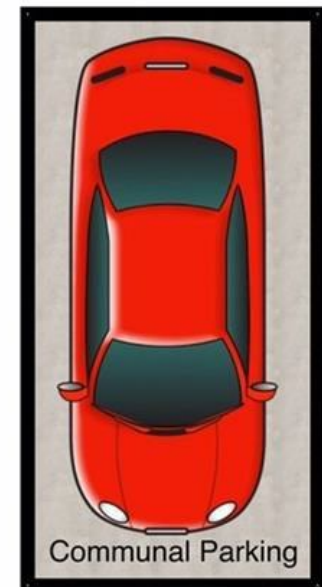
Leasehold
Broxbourne Borough
C



King Arthur Court, Cheshunt, Hertfordshire



Shepherds
Property Sales & Lettings



This floorplan is for guidance only and may not be accurate. Shepherds have added the floor coverings and furniture as a visual guide only and items shown will not be included. This floorplan is covered by the copyright act and must not be reused or edited without permission from Shepherds Estate Agents LTD.



Shepherd's
Property Sales & Lettings

CHESHUNT

1 High Street, Cheshunt EN8 0BY

Sales: 01992 637351
Lettings: 01992 640824

cheshunt@shepherdsestates.co.uk

HODDESDON

37 High Street, Hoddesdon EN11 8TA

Sales: 01992 440044
Lettings: 01992 449501

enquiries@shepherdsestates.co.uk

FINE & COUNTRY

