



Berners Way, Wormley, Broxbourne, EN10 6NP |  
£209,995 | Leasehold

## Berners Way, Wormley, Broxbourne, EN10 6NP

• 140 YEAR LEASE, GARAGE & PARKING • This one / two bedroom first floor apartment with superb open plan lounge / kitchen and re-fitted bathroom / w.c. also benefits from garage en-bloc, off street parking and is conveniently located within easy reach of a wide range of amenities, road and transport links to include a number of highly regarded schools, Brookfield Farm shopping centre, Broxbourne Station, the A10 and M25.

### Key features

- One / Two Bedrooms
- 140 Year Lease
- Garage En-Bloc
- Re-fitted Bathroom
- Superb Open Plan Kitchen / Lounge
- First Floor
- Double Glazed Windows
- Off Street Parking

### Property Information

Tenure

Leasehold

Council Tax

B

EPC Rating

C

Local Authority

Broxbourne Borough Council

Lease Length

140 years remaining

Service Charge & Ground Rent

TBC

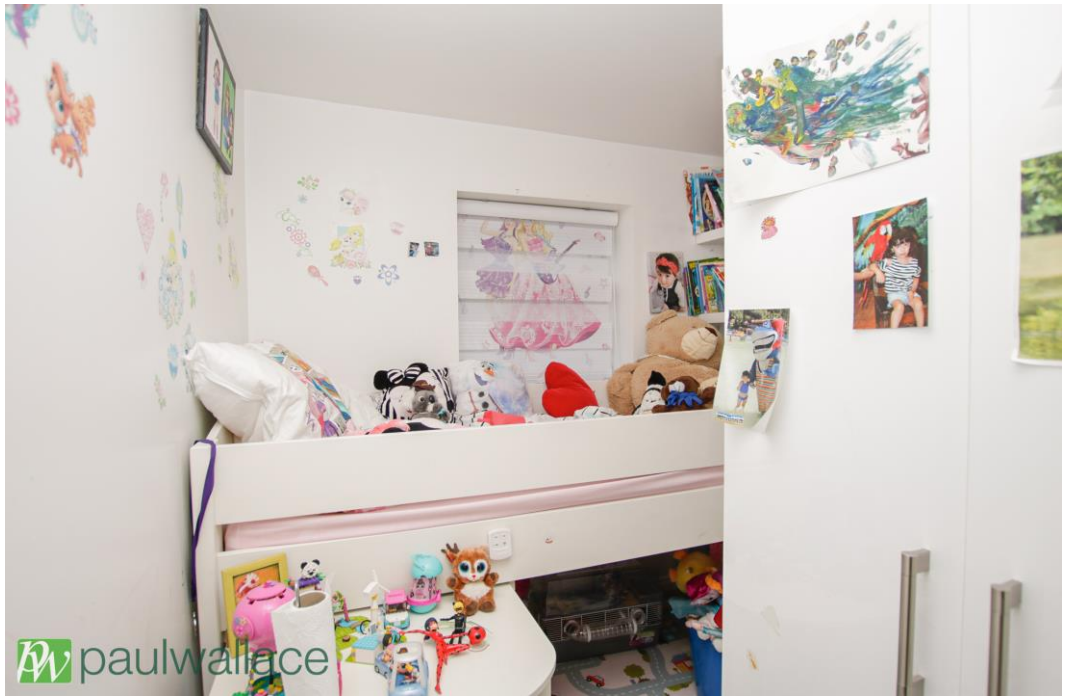


 paulwallace  
estate agents

[hoddesdon@paulwallace.co.uk](mailto:hoddesdon@paulwallace.co.uk)

01992 466471








### Paul Wallace Estate Agents

70 High Street  
Hoddesdon  
Hertfordshire  
EN11 8ET

 01992 466471

 [hoddesdon@paulwallace.co.uk](mailto:hoddesdon@paulwallace.co.uk)

 [www.paulwallace.co.uk](http://www.paulwallace.co.uk)



### Opening Times

Mon	9am to 6.30pm
Tues	9am to 6.30pm
Wed	9am to 6.30pm
Thurs	9am to 6.30pm
Fri	9am to 6.30pm
Sat	9am to 5.00pm
Sun	Closed



Agents Note: Whilst every care has been taken to prepare these sales 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. Potential buyers are advised to recheck the measurements.