



**St Johns Well Court St Johns Well Lane, Berkhamsted HP4 1JQ**



The accommodation comprises of entrance hall, lounge/ dining room, two bedrooms with the principal room benefitting from fitted wardrobes, the kitchen is fitted with a range of wall and base units, breakfast bar and space for appliances and finally the showroom completes the accommodation at this spacious and bright apartment.

Outside the property there is allocated parking space and a large communal garden area overlooking the river Bulbourne which helps provide the property some outside space. The property is in the heart of the town centre and provides quick access to shops, pubs, restaurants on the High Street and a short walk from the train station.





**welcome to**  
**St Johns Well Court St Johns Well**  
**Lane,**  
**Berkhamsted**

- GROUND FLOOR
- TWO BEDROOMS
- SHOWER ROOM
- PARKING
- COMMUNAL GARDENS

Tenure: Leasehold EPC Rating: C

Council Tax Band: C Service Charge: 1280.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 29 Sep 1981. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

**£300,000**

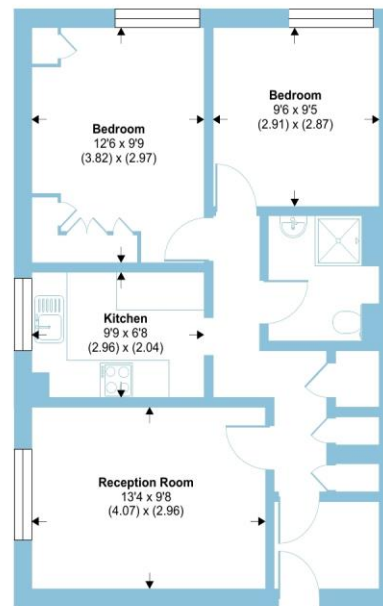
A two-bedroom ground floor apartment situated in a tucked away location and with no onward chain.



**St. Johns Well Lane, Berkhamsted, HP4**

Approximate Area = 591 sq ft / 54.9 sq m

For identification only - Not to scale



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Brown & Merry. REF: 1254196



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Property Reference:  
BKH102952- 0005

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