

LEASEHOLD



Apartment

34 SMEATON COURT, HERTFORD, SG13 7AL

Guide Price

£275,000

FEATURES

- Chain Free
- One Bedroom Top Floor Apartment
- Lift Access
- Gas Central Heating
- Vacant - Keys Held
- Luxury Bathroom
- Secure Underground Allocated Parking
- Walking Distance To Hertford East BR, Town Centre & Hartham Common



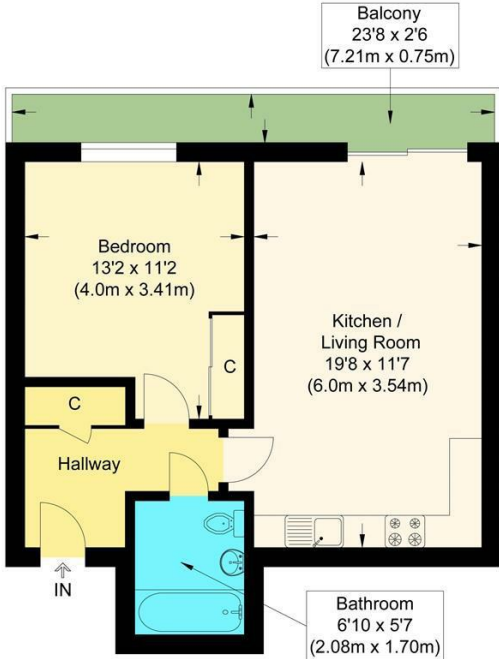
1 Bedroom Apartment located in Hertford

****CHAIN FREE & VACANT**** - Beautiful one bedroom top floor apartment with private balcony spanning the total width of the property and enjoys gorgeous views of the River Lea.

Call us on
0199 253 2222

info@abelestateagent.co.uk
www.abelestateagent.co.uk

Council Tax Band
B



Second Floor



Smeaton Court

Approximate Gross Internal Floor Area : 44.90 sq m / 483.29 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	83	83
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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

