



Walton Road Bushey Guide price £310,000

A top floor, two bedroom flat available in excellent condition in a modern block in Bushey.

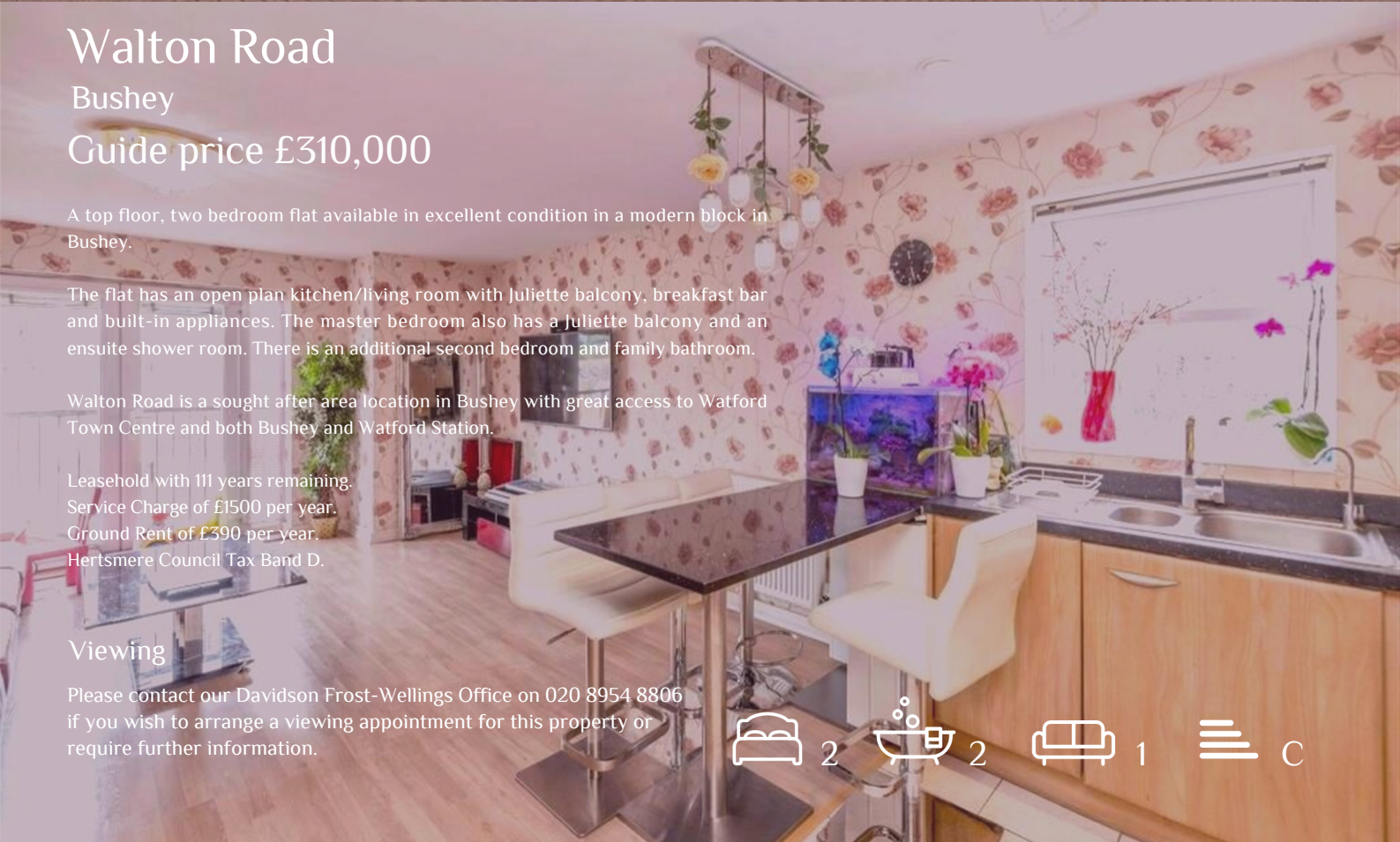
The flat has an open plan kitchen/living room with Juliette balcony, breakfast bar and built-in appliances. The master bedroom also has a Juliette balcony and an ensuite shower room. There is an additional second bedroom and family bathroom.

Walton Road is a sought after area location in Bushey with great access to Watford Town Centre and both Bushey and Watford Station.

Leasehold with 111 years remaining.
Service Charge of £1500 per year.
Ground Rent of £390 per year.
Hertsmere Council Tax Band D.

Viewing

Please contact our Davidson Frost-Wellings Office on 020 8954 8806 if you wish to arrange a viewing appointment for this property or require further information.



Floor Plan

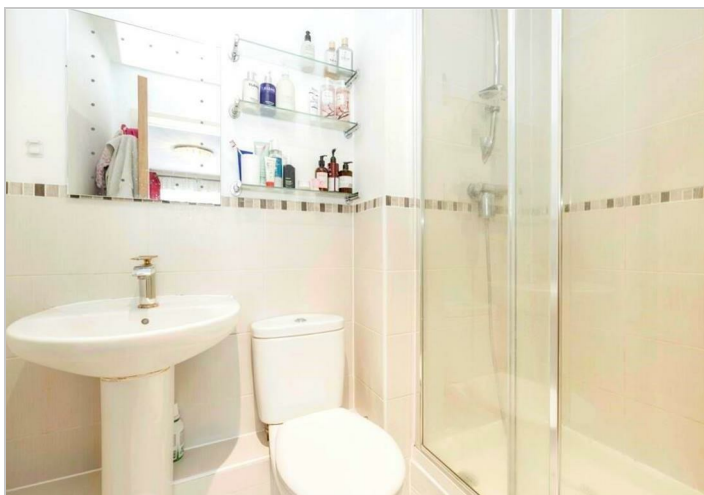
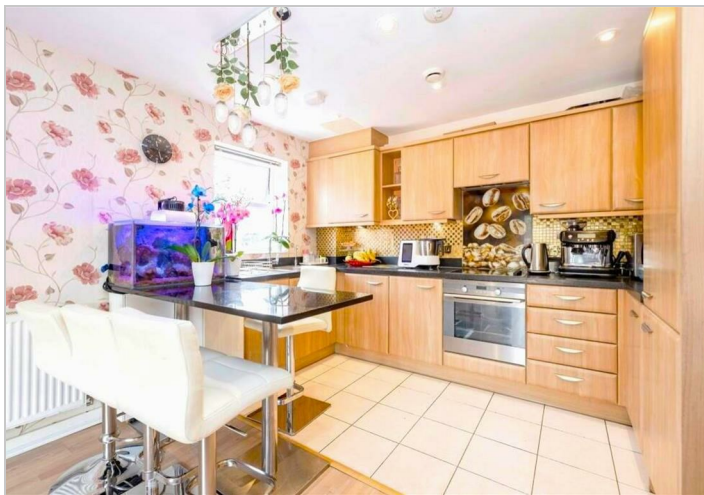


Area Map



Energy Efficiency Rating

| | Current | Potential |
|---|-------------------------|-----------|
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | 79 | 79 |
| (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 | |



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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