



## The Rutts

Bushey

£350,000

A second floor, two bedroom flat available chain free with Davidson Frost-Wellings.

The flat has a spacious reception room with a semi-separate kitchen and attractive views. There is an additional room off the kitchen providing useful space for the utilities.

The flat has two bedrooms with built-in storage, plus two bathrooms including an ensuite bathroom and a spacious family bathroom.

Rutland Place is a purpose built block with visitor parking in a convenient location for Bushey Heath and the High Road, the flat comes with a private garage for parking.

Leasehold with approximately 101 years remaining.

Ground Rent of £150 per annum.

Service Charge of £2,396.40 per annum.

Hertsmere Council Tax Band D.

- Two bedrooms
- Two bathrooms
- Garage
- Chain free
- Good condition throughout
- Leasehold

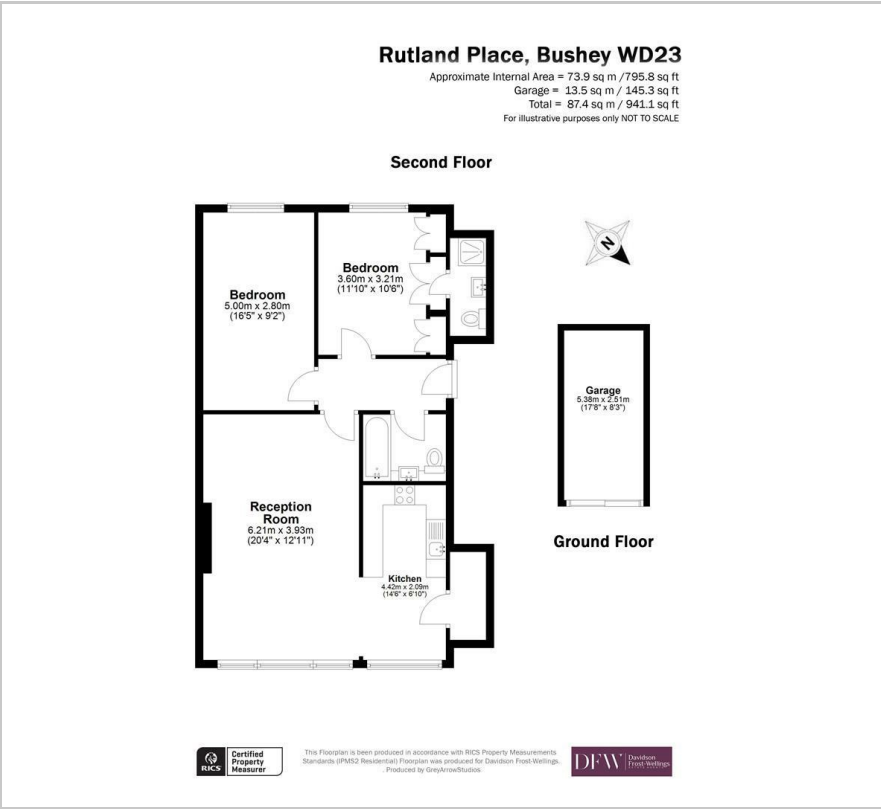
### Viewing

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.

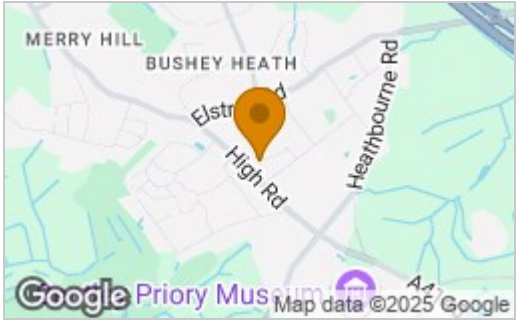




Floor Plan



Area Map



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