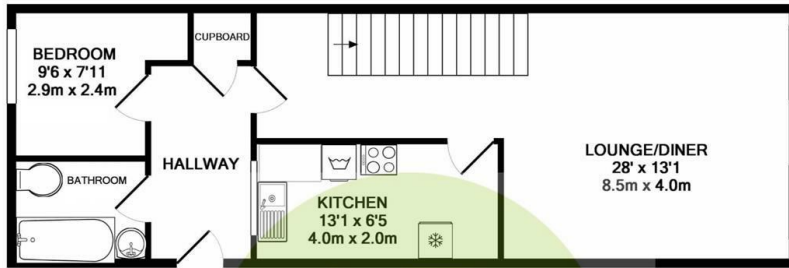


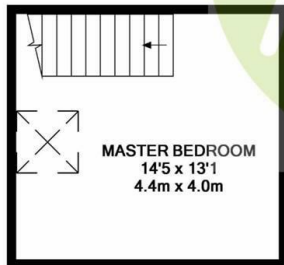
123a Crossbrook Street, Cheshunt, EN8 8LY

Offers Over £220,000

- Two Bedroom Duplex Apartment
- Low Service Charges
- Good Investment Property
- 0.3 Miles to Theobalds Station
- Fitted Kitchen
- Chain Free
- Extended Lease
- Gas Central Heating



GROUND FLOOR
APPROX. FLOOR
AREA 560 SQ.FT.
(52.0 SQ.M.)

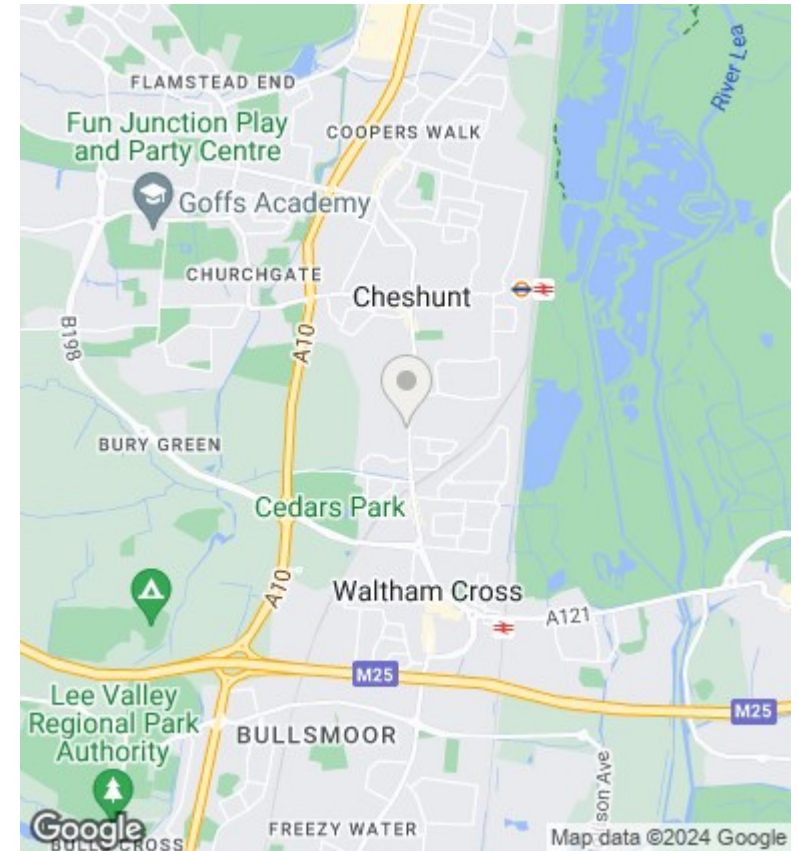


1ST FLOOR
APPROX. FLOOR
AREA 195 SQ.FT.
(18.1 SQ.M.)

TOTAL APPROX. FLOOR AREA 755 SQ.FT. (70.1 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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Directions

Viewings

Viewings by arrangement only. Call 01992 470335 to make an appointment.

Council Tax Band

EPC Rating:

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