



## 38 St Cross Court, Upper Marsh Lane, Hoddesdon, EN11 8LG

Asking Price £312,500

- Two Bedroom Ground Floor Apartment
- Excellent Condition Throughout
- Chain Free
- Well Regarded Development
- Parking
- Book Your Viewings Today
- Modern Kitchen
- Garden Area Outside

## Directions

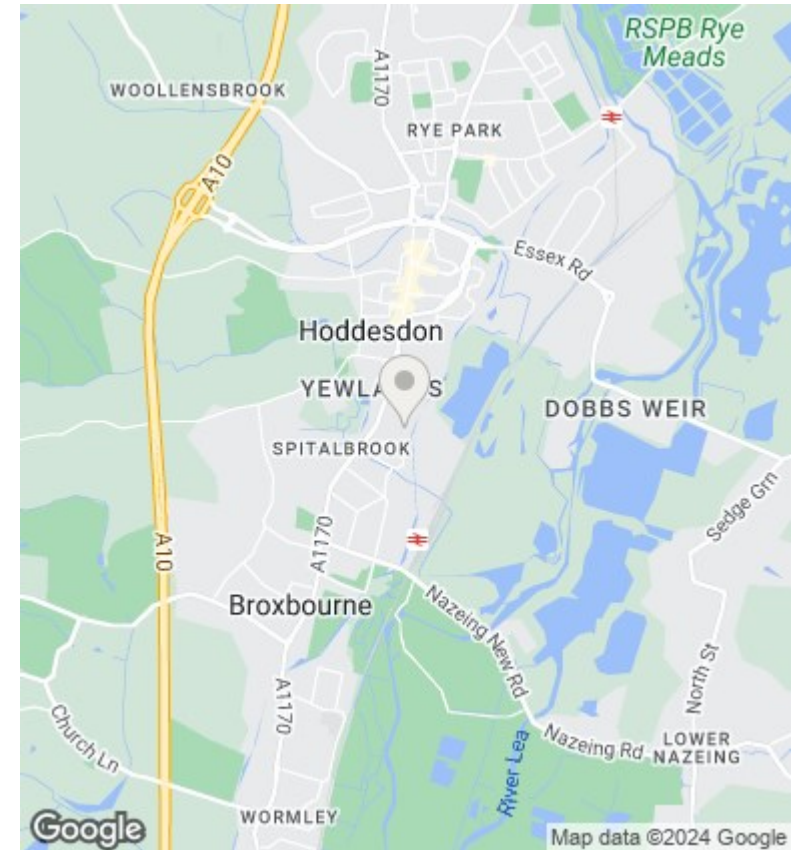
## Viewings

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

## Council Tax Band

C

## EPC Rating:



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