



2 STATION CLOSE, BROOKMANS PARK AL9 7SU

Guide Price £310,000 | Share of Freehold

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ESTATE AGENTS



Property Overview

A two double bedroom first floor maisonette situated in the very heart of Brookmans Park with own section of garden and garage. The property offers well balanced accommodation comprising ground floor entrance with stairs rising to first floor, dual aspect living room, two good size double bedrooms, kitchen/breakfast room and bathroom. The property also benefits from its own private section of rear garden and single garage en bloc.





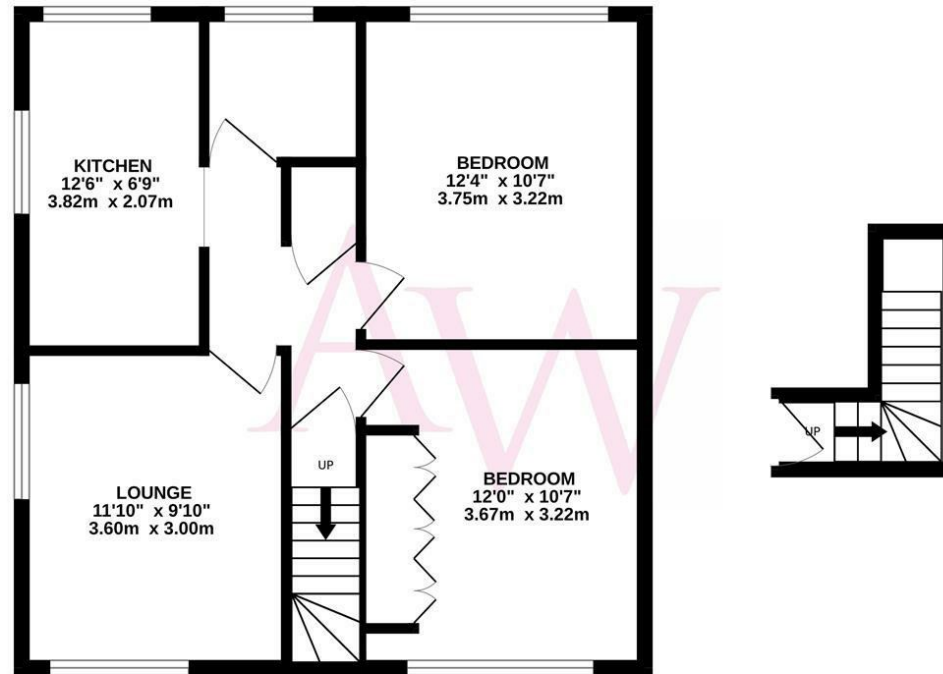
Property Features

- First Floor (Maisonette)
- Bedroom One: 12'4 x 10'7
- Bedroom Two: 12'0 x 10'7
- Close to Train Station
- Garage en Bloc
- Living Room: 11'10 x 9'10
- Kitchen: 12'6 x 6'9
- Bathroom
- Share of Freehold
- Own Section of Garden

Agents Notes

The property requires some updating and also offers good potential for either a rental investment or first time home. Situated in the centre of Brookmans Park village with its array of shops, restaurants and train station, the property is ideally situated and comes with the benefit of its own section of garden and single garage.

SECOND FLOOR
599 sq.ft. (55.6 sq.m.) approx.



TOTAL FLOOR AREA : 599 sq.ft. (55.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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Contact us

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All enquiries and negotiations must be carried out through Andrew Ward Estate Agents.

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