

# Rolfe East



Evreham Road, Iver, SL0 0BF

£549,950

- Gated Development
- Two Bathrooms
- Close to Heathrow Airport, M4 & M40

- First Floor Apartment
- Secure Underground Parking
- Perfect Lock Up & Leave

- Two Double Bedrooms
- EV Charging
- Utility Room

Buildings 1 and 2

**GROUND FLOOR**  
No's 2, 4\*, 17 & 19\*

**FIRST FLOOR**  
No's 7, 9\*, 22 & 24\*

**2 BEDROOM APARTMENT**  
103.49 SQ M / 1114 SQ FT

Floor Dimensions

Kitchen/Dining/Living	6.84m x 6.58m	22' 5" x 21' 7"
Principal Bedroom	3.56m x 3.10m	11' 8" x 10' 2"
Bedroom 2	3.60m x 3.20m	11' 10" x 10' 6"

\*Denotes handed apartments. Floor plan shown is No. 2 and has a terrace. Upper floor apartments have balconies that vary in size. Please see the website for full details. Floor plans are indicative and are subject to change. Measurements are approximate and floor plans may not be proportionally scaled.

**BUILDING 2**  
FIRST FLOOR  
24  
22  
19  
17

**BUILDING 1**  
FIRST FLOOR  
7  
9  
2  
4

GROUND FLOOR

N

## Viewings

Viewings by arrangement only.  
Call 020 8579 4080 to make an appointment.

## Council Tax Band

D

## EPC Rating:

B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	86	86
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	