

Total area: approx. 90.1 sq. metres (970.1 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.

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Plan produced using PlanUp. □

Fern Court



Directions

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**3 Bed
Flat - Purpose Built
located in**



Flat 14, 106, Fern Court Lodge Lane

£325,000
Leasehold

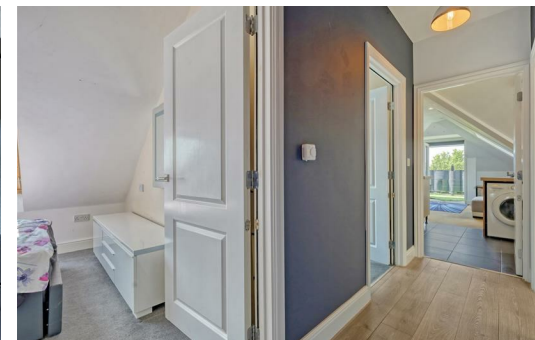


Luxurious 3-Bedroom Top-Floor Apartment in Exclusive Gated Community

Nestled in a secure and private gated development in Collier Row, this beautifully presented top-floor apartment offers both comfort and sophistication. Spanning approximately 1,000 square feet, the property features bright, spacious interiors that create an inviting and airy atmosphere throughout.

The apartment boasts three generously sized bedrooms, ideal for families or professionals seeking extra space. The development includes exceptionally well-maintained communal areas.

Additional benefits include two car park spaces.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A		78	
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			

England & Wales EU Directive 2002/91/EC

