



**Richfield Road, Bushey**  
Bushey



**BENJAMIN  
STEVENS**  
estate agents **exp**

Guide Price  
**£179,950**



**Bedrooms: 1**

**Bathrooms: 1**

**Receptions: 1**

A ONE BEDROOM GROUND FLOOR OVER 60's RETIREMENT APARTMENT WITH DIRECT ACCESS TO COMMUNAL GROUNDS located in the heart of Bushey Heath.

Presented in good condition throughout inside you will find double bedroom with built in wardrobe, open plan lounge/dining room leading into the kitchen and access to communal grounds, bathroom

and plenty of storage. In addition is a communal lounge and gardens giving a real sense of community.

Herne Court is well situated in Bushey Heath located only a short stroll from shops, restaurants and places of worship.

Offered to the market CHAIN FREE

This is a leasehold property and, to the best of their knowledge, the vendor advises us that the property has a 'surrender and regrant' lease which equates to 87 years on completion with a combined annual service charge and ground rent of approximately £2,915 per annum.

Council Tax Band D £1975 per annum.

As always buyers are advised to gain verification from their surveyor/solicitor during the conveyancing process.

**Disclaimer:**

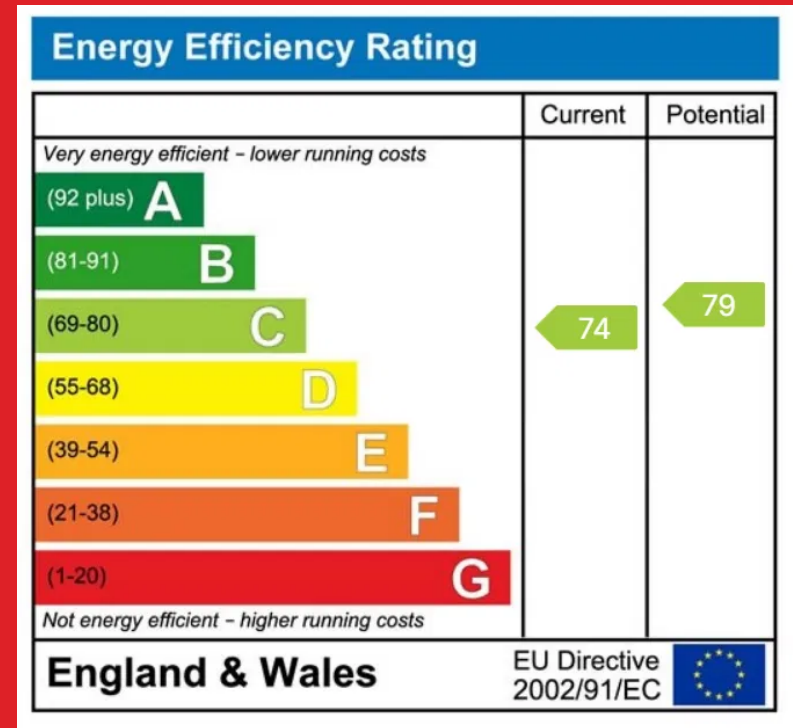
While every care and effort has been made to ensure these details are correct their accuracy cannot be guaranteed and so should not form part of any contract.









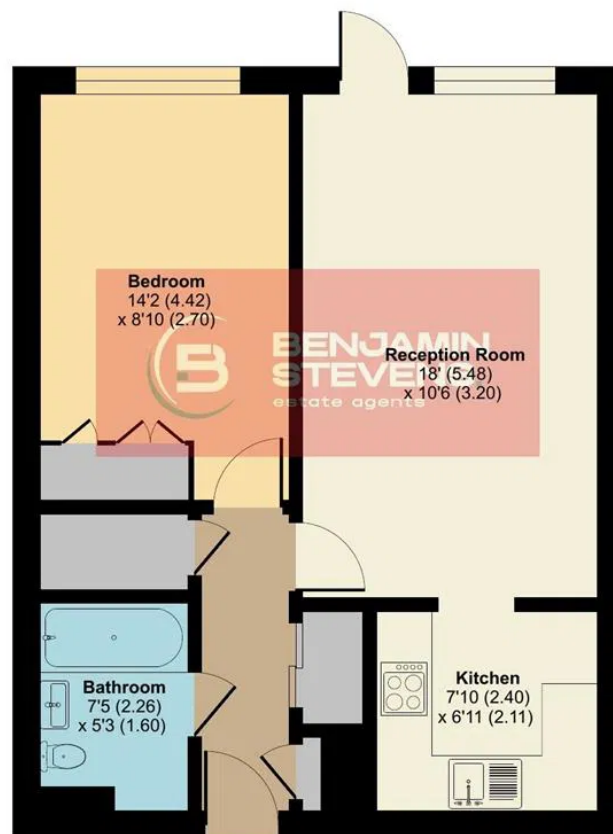




## Herne Court, Richfield Road, Bushey, WD23

Approximate Area = 508 sq ft / 47.1 sq m

For identification only - Not to scale



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2025. Produced for Benjamin Stevens. REF: 1384194

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