



Haywards The Lawns Drive, Broxbourne EN10 7BU

welcome to

Haywards The Lawns Drive, Broxbourne

RETIREMENT APARTMENT! STRICTLY OVER 55'S ONLY! William H Brown are delighted to offer for sale, this purpose built one bedroom apartment ideally located within a retirement development.



Accommodation Comprises Of:
Entrance Hall

Laminate floor, storage cupboard, electric radiator.

Lounge

14' 6" x 11' 7" (4.42m x 3.53m)

Double glazed window to side aspect, access to the loft, electric fireplace.

Kitchen

14' 6" x 5' 10" (4.42m x 1.78m)

Double glazed window to front aspect, a range of wall and base units with complimenting worktops, laminate floor, space for cooker, plumbing for washing machine, sink unit.

Bedroom 1

17' 9" x 11' 9" (5.41m x 3.58m)

Double glazed windows to side and front aspect, electric radiator.

Bathroom

Double glazed window to front aspect, wc, laminate floor, panelled bath, part tiled walls, wash hand basin.

Exterior

Communal garden.



view this property online williamhbrown.co.uk/Property/BRX108522



welcome to

Haywards The Lawns Drive, Broxbourne

- Retirement property for over 55's
- One double bedroom
- Living room
- Bathroom
- Private car park

Tenure: Leasehold EPC Rating: D

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£95,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/BRX108522



Property Ref:
BRX108522 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443. Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01992 464174



Broxbourne@williamhbrown.co.uk



47 High Road, BROXBOURNE, Hertfordshire,
EN10 7HX



williamhbrown.co.uk