



Simmons Estates

EST: 1996

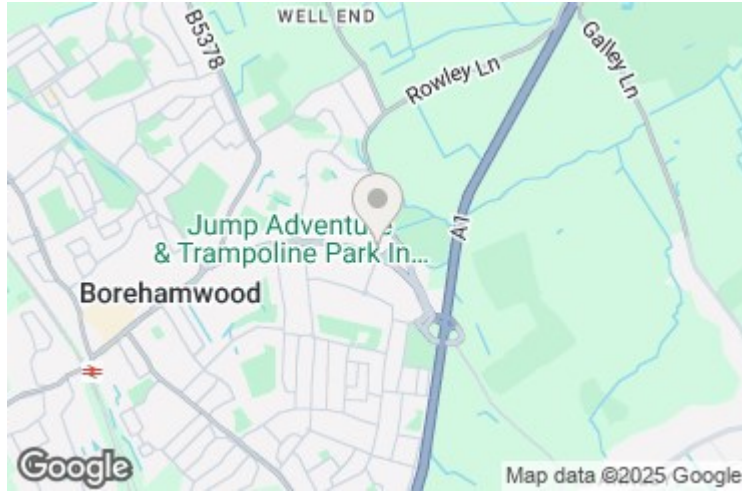


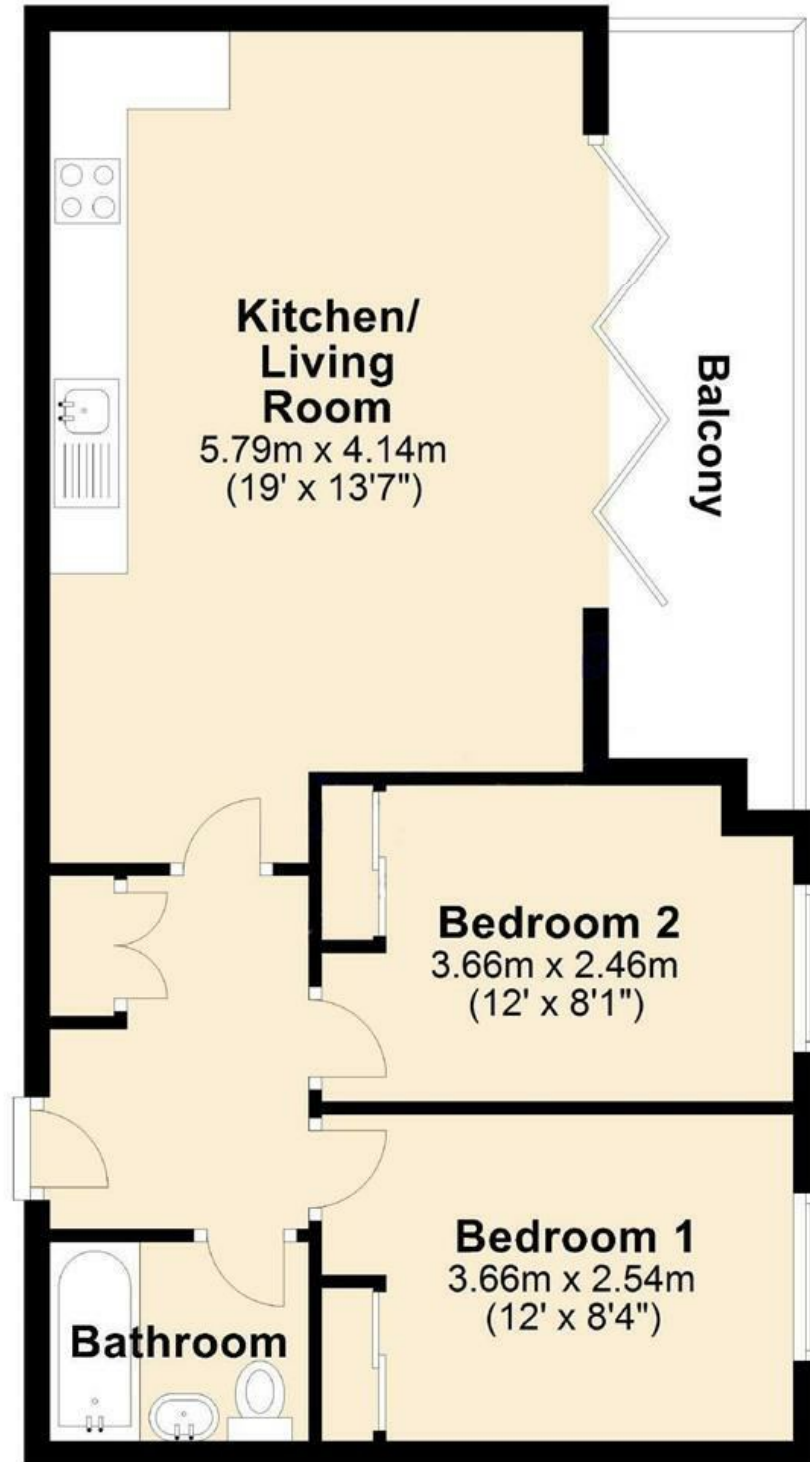
Elstree House, Borehamwood,

£1,700 PCM

- Two Double Bedroom
- Open Plan Living
- Allocated Parking in Secured Car Park
- Great Size Balcony with Bi-Folding Doors
- Easy Access To A1/A41/M1
- Second Floor Apartment
- Lift Access
- Use of The Residents Gym & Concierge
- Fully Tiled Bathroom

A two-bedroom, second-floor apartment in a recently completed development, offering unique amenities such as a concierge service and a fully equipped gym. The apartment boasts a high specification throughout, featuring a modern kitchen with built-in appliances, granite worktops, and an open-plan living area that leads to a spacious balcony. The bathroom is finished with contemporary porcelain tiling. Additional benefits include the concierge service (ideal for receiving parcels), a video entry system, allocated parking, and CCTV cameras, providing excellent security for residents.





Total area: approx. 53.2 sq. metres (572.7 sq. feet)
For illustration purposes only - not to scale

Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
62	62
England & Wales	
EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
Current	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
England & Wales	
EU Directive 2002/91/EC	