



PM ESTATES

Property Sales & Lettings



Riverside Wharf

Bishops Stortford, Hertfordshire, CM23 3GN

Offers in Excess of **£275,000**

Riverside Wharf

Bishops Stortford, Hertfordshire, CM23 3GN

Overview

- Second Floor Apartment
- Modern Interior Design
- Two Double Bedrooms
- Family Sized Tiled Bathroom
- Open-Plan Living Area
- Fitted Kitchen with Appliances
- Popular Development
- Town Centre Location
- Energy Rating: B
- Council Tax Band: C
- Investment Property offering potential yields in excess of 6.55%



Description

PM Estates are pleased to introduce this well presented two double bedroom second floor apartment within the popular Riverside Wharf Development of Bishops Stortford, to the sales market.

The property comprises of two double bedrooms, each with neutral grey-coloured carpets in keeping with the décor throughout, with the addition of a family sized tiled bathroom with a 3-piece suite with both bath and shower facilities.

This apartment is complete with a sizable open plan living area, with the fully fitted kitchen area complete with AEG appliances inclusive of a full-size dishwasher. The living area has view overlooking the communal courtyard, with town centre views.

This well-established development is without a doubt one of the most sought-after residential locations within Bishops Stortford due to its quality of finish matched with its close proximity within the town centre, and within walking distance to the mainline rail station, offering direct services into Stansted Airport, London Liverpool Street and Cambridge City Centre. This property is also complete with one allocated parking bay for your convenience, which is located within the development, accessible through secure gating.

The Riverside Wharf development is centrally located within the town centre of Bishops Stortford itself which has a plethora of amenities inclusive of a wide variety of pubs and restaurants. There are also various leisure, sports and health facilities such as the Nuffield Health Gym Complex & Spa as well as some of the best schools and colleges in the country such as the globally renowned Hockerill College.

For investors, this will prove to be a good investment based on a rental figure of £1,500pcm, this will generate a potential yield in excess of 6.55%

Call us today on 01279 654646 to register your interest!

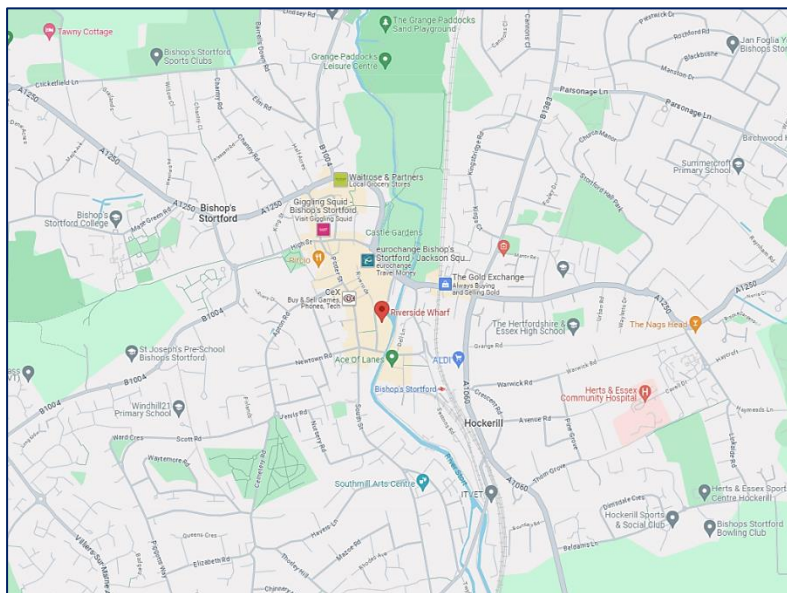


Score	Energy rating	Current	Potential
92+	A		
81-91	B	82 B	82 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Bishops Stortford is an historic market town with a great deal to offer. The town is strategically located close to Stansted Airport, equidistant between London and Cambridge. Complete with superb road and rail links; London Liverpool Street is 35 minutes away by Stansted Express and the M11 links in to the M25 at junction 27 thereby giving easy access to all parts of the country.

Locally, the main bus routes are 510, 308, and 301 operating every 20 minutes covering routes to Stansted Airport, Cambridge, Takeley, Braintree, Harlow and Saffron Walden.

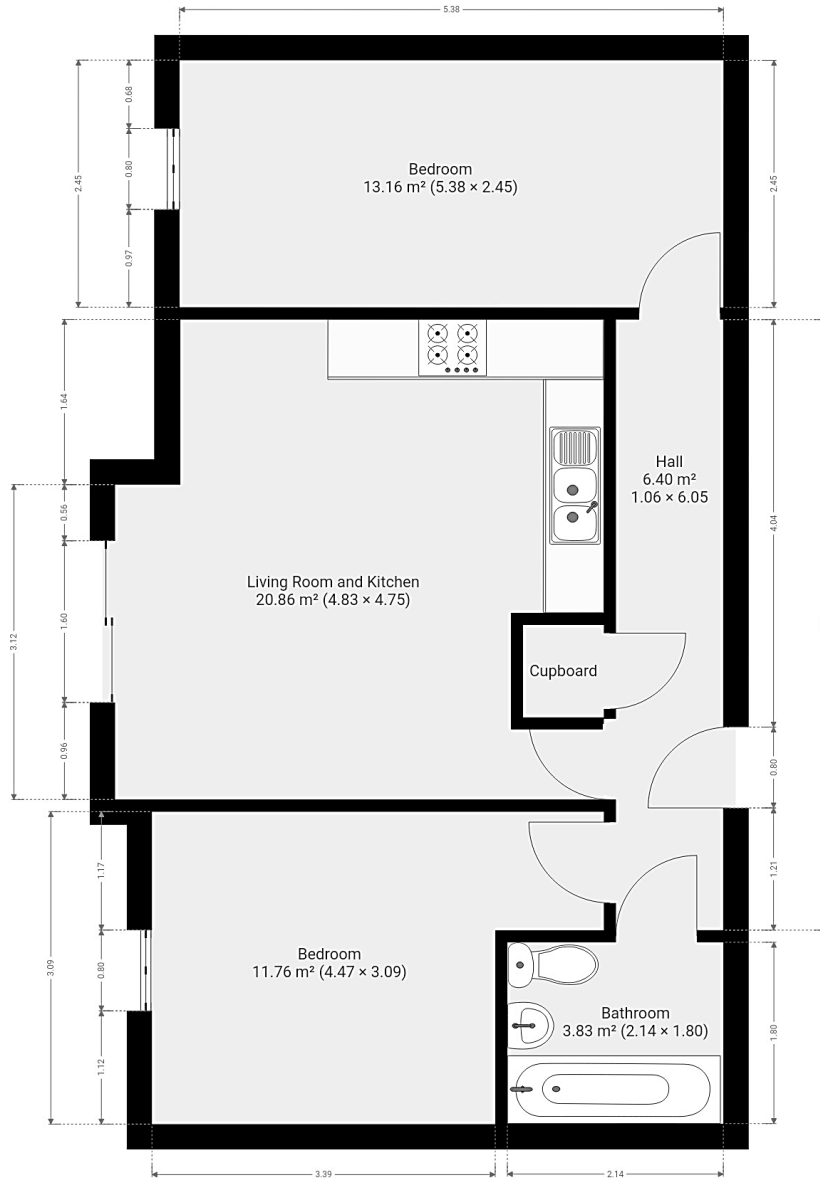
Bishops Stortford is renowned for the excellence of its schools which are many and varied comprising, Primary and Secondary schools, Church of England and catholic schools, two colleges; grant maintained Anglo European College and the fee-paying Bishops Stortford College.



Directions From the office:

The Riverside Wharf development is located directly opposite our office.

Floor Plan



7 Riverside Walk, South Street, Bishop's Stortford, Herts CM23 3AG

Tel: 01279 654646

Email: sales@pm-estates.co.uk

www.pm-estates.co.uk

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