



**BENJAMIN  
STEVENS.**  
estate agents



**High Road, Bushey WD23 1NR**

**Offers In Excess Of £335,000**

A bright and spacious TWO DOUBLE BEDROOM, TWO BATHROOM GROUND FLOOR APARTMENT forming part of this sought after gated development in the heart of Bushey Heath, conveniently located and within walking distance to all local shopping and transport facilities. The property is being offered in good decorative order and benefits from: Security Entryphone System, Gated Development, Spacious Entrance Hall, Reception Room With Access To Communal Grounds, Kitchen, Bedroom One With En Suite Shower Room, Bedroom Two, Bathroom, Communal Grounds, Allocated Underground Parking.  
NO UPPER CHAIN



# High Road, Bushey WD23 1NR

**Exterior:**



**Kitchen:**



**Entrance Hall:**



**Kitchen:**



**Reception Room:**



**Bedroom One:**





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### En Suite Shower Room:



### Tenure:

To the best of their knowledge the seller advises us there are approximately 113 years remaining on the lease with an annual service charge of £2,374 PA and Ground Rent of £60.00 PA Council Tax Band E £2,663

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.



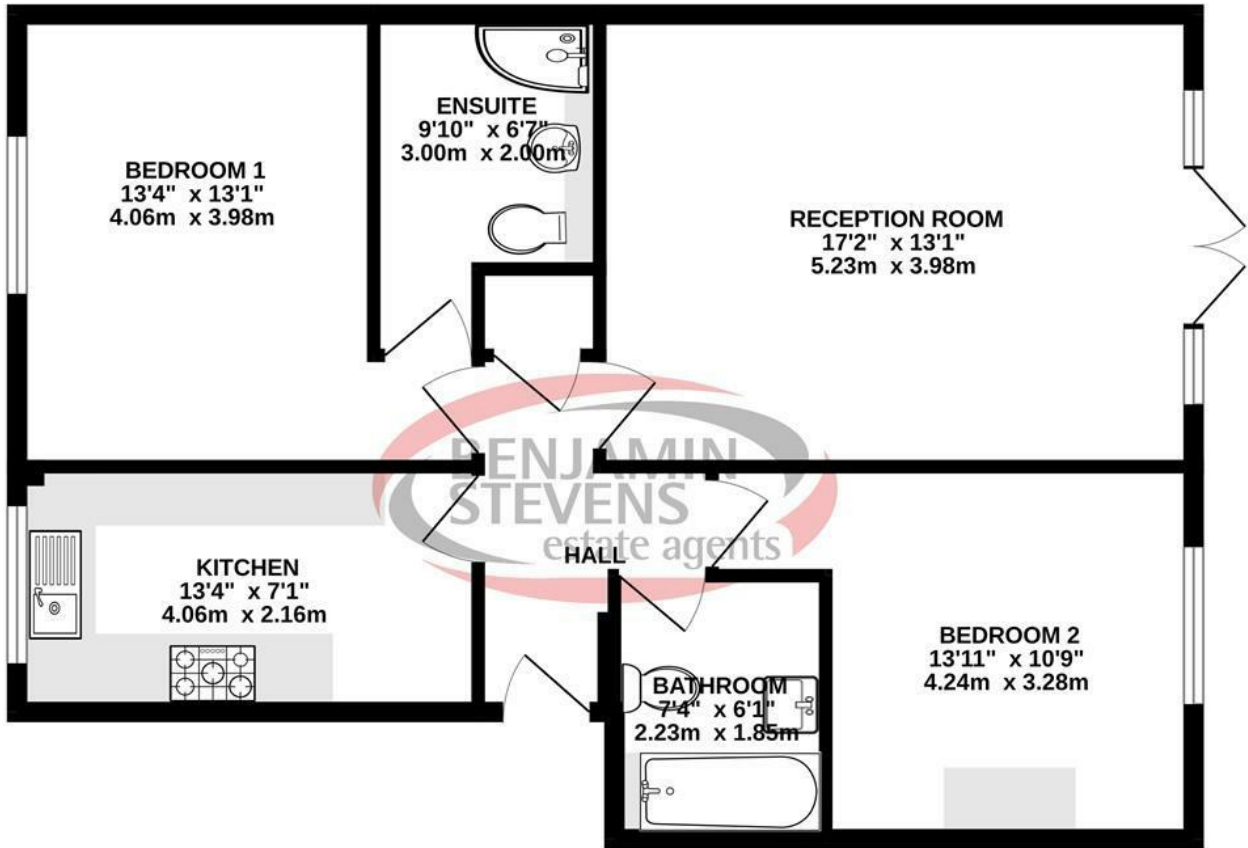
### Bedroom Two:



### Bathroom:



## GROUND FLOOR



HEATH LODGE WD23

TOTAL FLOOR AREA : 745 sq.ft. (69.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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