

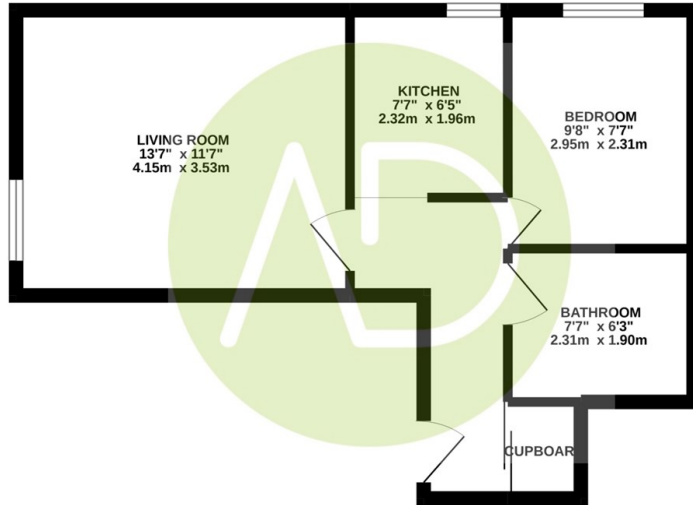


## 2 Brewery Court, Brewery Road, Hoddesdon, EN11 8HF

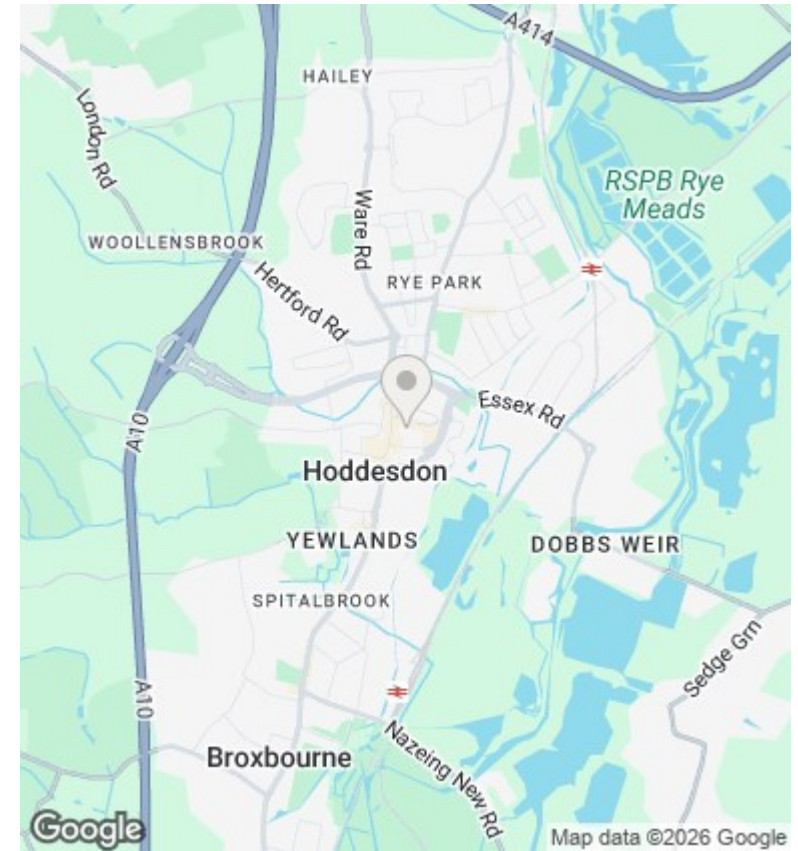
£1,000 PCM

- ONE BEDROOM FLAT
- PARKING SPACE
- WALKING DISTANCE TO AMENITIES
- FIRST FLOOR
- MODERN KITCHEN
- UN-FURNISHED
- TOWN CENTRE LOCATION
- SHOWER ROOM

GROUND FLOOR  
393 sq.ft. (36.5 sq.m.) approx.



TOTAL FLOOR AREA: 393 sq ft (36.5 sq m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. 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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## Directions

## Viewings

Viewings by arrangement only. Call 01992 470335 to make an appointment.

## Council Tax Band

## EPC Rating:

E

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus)	A		
(81-91)	B		
(69-80)	C		76
(55-68)	D		
(39-54)	E	52	
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	