







2 Bed
Apartment
located in Potters Bar

Duncan Perry
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Heathfield Close
Potters Bar
EN6 1SW


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£350,000

Two double bedroom GROUND FLOOR flat with gas central heating, double glazing, and video entry phone system. Offered CHAIN FREE. Ideal investment opportunity. Heathfield Close is walking distance from Darkes Lane with local shops and railway station.

Double glazed communal entrance door opening into communal entrance hall.

Front door with spyhole opening into:

LOUNGE /DINING ROOM
Laminate wood effect flooring. Double glazed window to rear. TV aerial point. Double radiator. Single radiator. Built in shelf cupboard. Wall mounted video entry receiver. Two built in shelf cupboards.

KITCHEN
Range of wood grain wall and base units featuring cupboards and drawers. Granite effect working surfaces. One and a half bowl stainless steel sink and mixer tap. Four ring gas hob. with electric turbo oven below. Extractor hood above. Integrated fridge freezer. Space for dishwasher. Space for washing machine. Tiled floor. Tiled splashbacks. Wall mounted Worcester gas central heating boiler. Double glazed window to front.

BEDROOM ONE
Double glazed window to rear overlooking grounds. Built in cupboards. Single radiator.

BEDROOM TWO
Double glazed window to front. Single radiator. Built in cupboard.

BATHROOM
White suite comprising bath with shower mixer. Top flush WC. Shower base with glass door. Pedestal wash basin. Tiled walls. Tiled floor. Obscure double glazed window to front. Double radiator.

EXTERIOR
Extensive communal gardens. Parking is provided around the cul de sac.

Tenure - Share of Freehold. Lease 941 years remaining. Service charge £470 per quarter. Reserve fund £120 per quarter. Council tax band D - Hertsmere Council.

Property Misdescriptions Act
As Agents we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify that they are in working order or fit for the purpose. As a buyer you are advised to obtain verification from your Solicitor/Conveyancer or Surveyor if there are any points of particular importance to you. Reference to the tenure of the property is based on information given to us by the seller as we will not have had sight of the title documents. Before viewing a property, do please check with us as to its availability and also request clarification or information on any points of particular interest to you to save you a wasted journey.

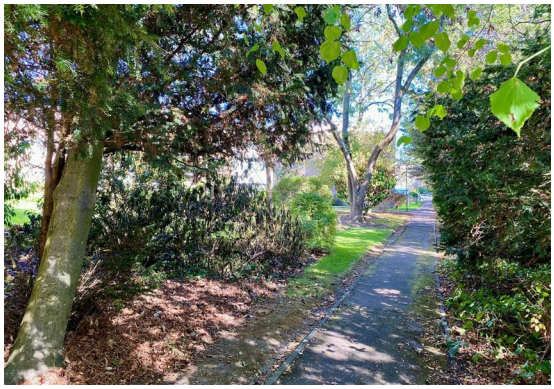














12 Heathfield Close, Potters Bar, EN6 1SW



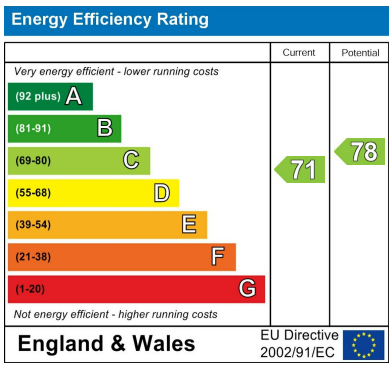
Ground Floor

Heathfield Close, Hertfordshire EN6

Total Area: 68.1 m² ... 733 ft²

All measurements are approximate and for display purposes only

Duncan Perry



DIRECTIONS

Please refer to google maps using property postcode.

CONTACT

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