SUSMANS
ESTATES

Brook Court, Radlett, WD7 7JA

Asking Price £285,000 Leasehold

Brook Court, Radlett, WD7 7JA

**** OUTSTANDING VALUE ****

Set in a modern purpose built building is this TWO DOUBLE BEDROOM, TWO BATHROOM (one en suite) TOP floor apartment within walking distance of Radlett's Thames Link station and high street.

The property benefits from a fully fitted open plan kitchen/living area, and features wooden floors with underfloor heating throughout and a West facing Juliette balcony.

To the exterior is a communal garden and OFF STREET PARKING.

The property is located a short walk from Radlett's village centre with its array of local shops, delis and coffee shops. The Mainline station affords easy access to Central London in under 30 minutes via West Hampstead on the Jubilee Line

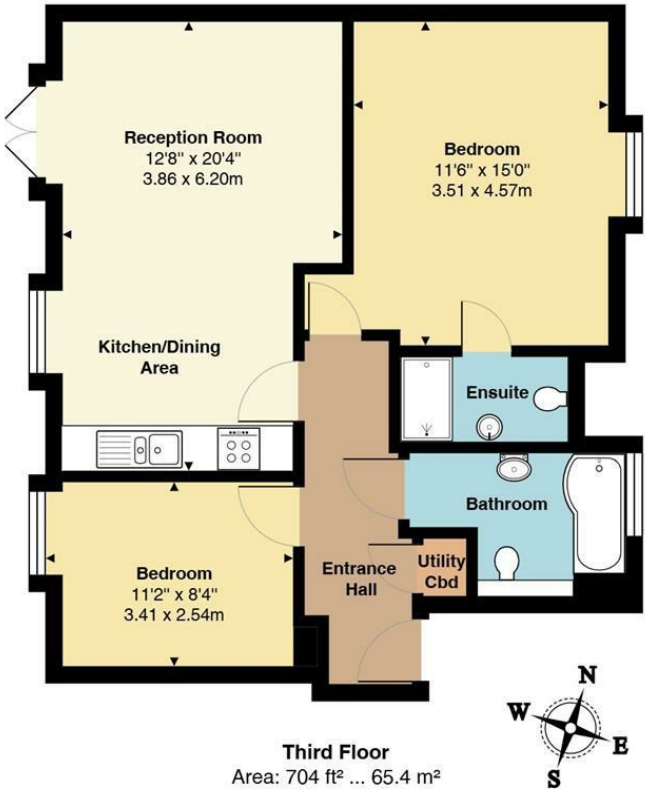
Lease 108 years remaining/ Service charge approx £2000 pa / Electric heating throughout/ ground Rent £150 pa / mains drainage and sewage

**** CAHIN FREE ****

▪ Two Double Bedroom Apartment ▪ Two Bathrooms ▪ Open Plan Lounge/Kitchen ▪ Wooden Floors throughout ▪ Close to Shops and Station ▪ off street parking ▪ Chain free

PLAN FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.



Third Floor
Area: 704 ft² ... 65.4 m²

Total Area: 704 ft² ... 65.4 m²

All measurements are approximate and for display purposes only

SUSMANS
ESTATES

VIEWING

Strictly by appointment with Susmans Estates

Tel: 01923 859444

Email: office@susmansestates.com
Website: susmansestates.com

Radlett Estate Agents Limited trading as Susmans Estates.
Registered Office: First Floor, Radius House, Watford,
Hertfordshire WD17 1HP.
Registered in England & Wales No.5579487

Ref: 128

IMPORTANT NOTICE

These particulars are for guidance only. They are prepared and issues in good faith and are intended to give a fair description of the property but do not constitute part or an offer or contract. Any description of information given should not be relied on as a statement or representation of fact or that the property or it's services are in good condition. Neither Susmans (nor it's joint agents) nor any of the other employees has any authority to make or give any representation or warranty whatsoever in relation to the property.

Any point or particular importance which would influence the purchaser's decision to purchase the property should be verified by the purchaser. Please contact the agents. The photographs show only certain parts and aspects of the property at the time they were taken. Any areas, measurements or distances given are approximate only.

Any reference to alterations to or use of any part of the property is not a statement that any necessary planning, building regulations or other consent has been obtained. These matters must be verified by any other intending purchaser.

EPC Rating C