3 Bridge Street
Bishop's Stortford
Herts CM23 2JU

LEDNOR & COMPANY

(01279) 505055
sales@lednor.co.uk
www.lednor.co.uk

Established 1986

Independent Estate Agents and Valuers







18 Florence Walk, North Street, Bishop's Stortford, Herts, CM23 2NZ

Price guide £180,000

NO ONWARD CHAIN – IDEAL FIRST PURCHASE OR BUY-TO-LET INVESTMENT

Situated in a convenient town centre location, this bright and spacious one-bedroom first-floor apartment is offered to the market with no onward chain, making it an attractive opportunity for both first-time buyers and property investors.

The accommodation comprises a welcoming sitting room, fitted kitchen with a range of wall and base units, a double bedroom with fitted wardrobe, and a bathroom fitted with a wall-mounted power shower over the bath. The property further benefits from approximately 100 years remaining on the lease and offers potential rental income of around £1,050 per calendar month.

The Council Tax Band is B / The EPC Rating is D

Relocation agent network relocation-agent-network.co.uk
rightmove
allAgents .co.uk
The Property Ombudsman

Entrance Hall
With entry phone system and storage cupboard housing the consumer unit. Further airing cupboard with hot water cylinder.

Fitted Kitchen
11'6" x 7'10" (3.51m x 2.40m)
Fitted with wall and base units and extractor. Space for washing machine, cooker and fridge/freezer.







Sitting Room
15'1" x 9'10" (4.62m x 3.02m)





Double bedroom
11'6" x 10'0" (3.51m x 3.06m)
With fitted wardrobe.





Bathroom
With heated towel rail, WC, basin and bath with wall mounted power shower over.



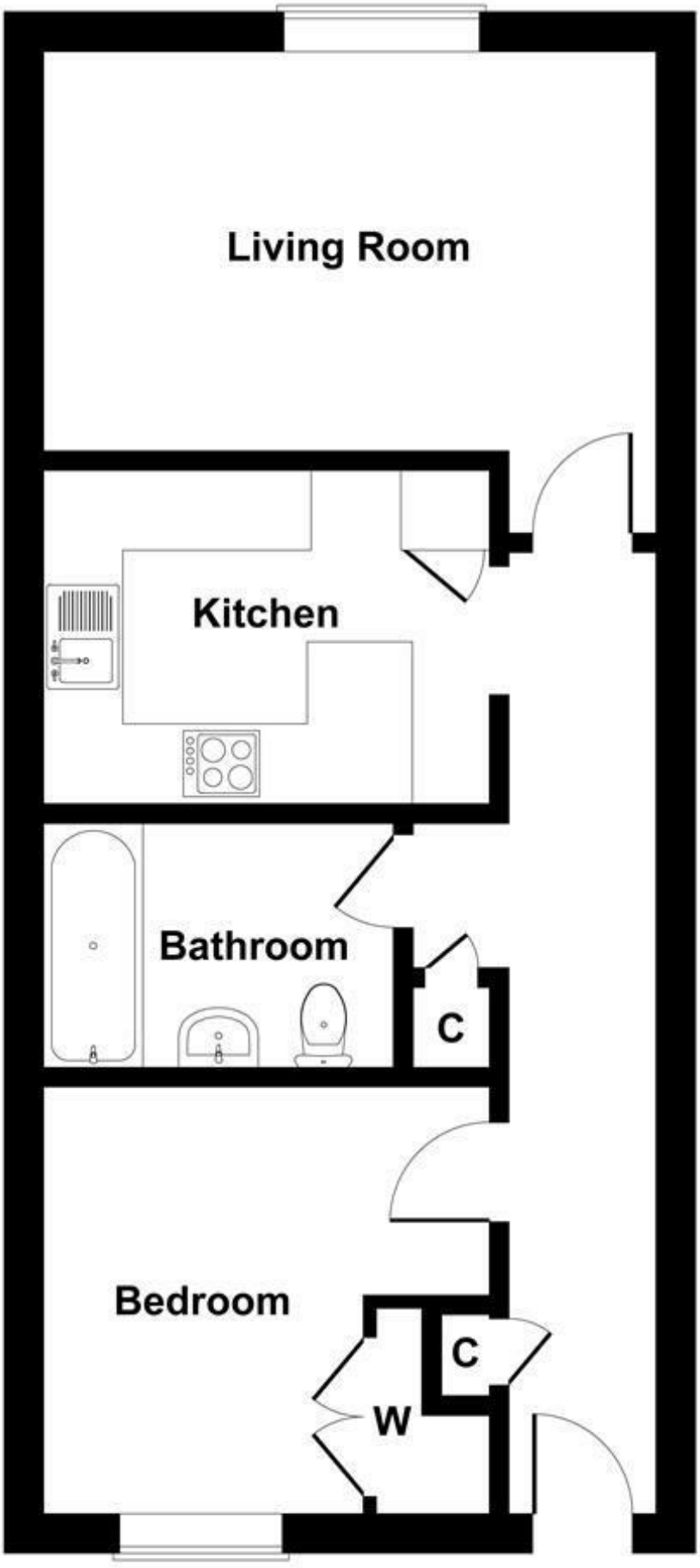
Front
Stairs leading to the first floor with the apartment doors opening onto a balcony.



Lease & Charges
The lease has 100 years remaining. The service charge is £1320.00 per annum and the ground rent is £100 per annum.

Disclaimer
For clarification, we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide.
We have not carried out a survey, nor tested the services, appliances or specific fittings and any mention of such items does not imply that they are in working order. Room sizes are approximate and should not be relied upon for carpets and furnishings. Photographs are for illustration only and may depict items which are not for sale or included in the sale of the property. Any stated plot size is intended merely as a guide and has not been officially measured or verified. We have not checked the legal documents to verify the freehold/leasehold status of the property and purchaser is advised to obtain clarification from their solicitor or surveyor.
MONEY LAUNDERING REGULATIONS 2003. Intending purchaser will be asked to produce identification documents and we would ask for your co-operation in order that there be no delay in agreeing the sale.

18 Florence Walk



Not to Scale. Produced by The Plan Portal 2026

For Illustrative Purposes Only.