

Beresfords | Est 1968



Beresfords

Asking Price £280,000

Leasehold | 2 Bed | 1 Bath | Flat/Apartment | Ground Floor | Council Tax Band C | EPC C | Ref NBC251961

Great Cullings Rush Green RM7 0YP

Charming 2-bed apartment presented in excellent condition. Well-located homely, and quiet. Features communal gardens, resident parking, and garage. Ideal for professionals or small families. Don't miss out on this affordable gem!

- Ground Floor Apartment
- Two Bedrooms
- Excellent Condition
- Ideal First Time Buy or Buy to Let Investment
- Share of Freehold
- Good Lease Length Remaining
- Garage
- Residents Parking
- Communal Gardens
- Easy Access to Shops and Transport



Scan the QR code for full details and key information on this property.





Beresfords - Gidea Park Sales

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	74 C	76 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Service Charge (per annum): £1200

Lease Expiry Date: 25/12/2165

139 Years Remaining

Share of Freehold

Ground Rent (per annum): £0

Room Measurements:

Entrance Hall

Living Room 17' x 10'1"
(5.18m x 3.07m)

**Kitchen/Breakfast
Room** 11'8" x 11'6"
(3.56m x 3.5m)

Bedroom 12'7" x 11'1"
(3.84m x 3.38m)

Bedroom 12'7" x 8'9"
(3.84m x 2.67m)

Bathroom 9'2" x 7'5"
(2.8m x 2.26m)

Outside:

Communal Gardens

Residents Parking

Garage

GROUND FLOOR



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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