



## 1 bed retirement property to buy in WD23

High Street, Bushey, Hertfordshire, WD23  
3BX

**£75,000** Starting Bid

🏠 x1 🚿 x1 🚗 x1

Tenure

**Leasehold**

Off Street parking

## Property features

- ✓ Being Sold via Secure Sale online bidding. Terms and Conditions
- ✓ Serviced By A Lift
- ✓ Top Floor Retirement Apartment
- ✓ Over 60's Development
- ✓ EPC Rating C

## Key Information

- ✓ Council Tax: Band C
- ✓ EPC Rating: C
- ✓ Heating supply: Electric
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Mobile signal: Good

## Description

TOP FLOOR RETIREMENT APARTMENT - SERVICED BY A LIFT - LOUNGE/DINER - KITCHEN - DOUBLE BEDROOM WITH FITTED WARDROBES - BATHROOM - NO UPPER CHAIN - PARKING - COMMUNAL GARDENS - APPROX 960 YEARS REMAINING ON LEASE \*\* We are delighted to offer for sale this top floor (2nd) 1 bedroom retirement apartment located just off Bushey High Street and being sold via secure sale online bidding. Externally the block benefits from communal gardens and there is off road parking to the front. In order to arrange an early appointment to view, please contact us without further delay to avoid disappointment.

For sale through Pattinson Auction under Conditional Terms.

Council Tax Band: C

Tenure: Leasehold

Length of Lease: 960

Annual Service Charge Amount: £3,612.00

Price: Starting Bid £75,000

Property Type: Retirement property

Parking: Off Street

Construction materials: Brick and block

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: Yes

Adaptations: Lift access

Restrictions: Yes

Required access: No

Heating: Electric

Electric: National Grid

Water: Direct mains water

Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	72	80
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

High Street, Bushey, Hertfordshire, WD23 3BX

Contact your local branch today for more information on this property:

**1 1, 1, 1, 1, [www.bella-properties.co.uk](http://www.bella-properties.co.uk)**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

