



# Simmons Estates

EST: 1996



## **Lockwood Court, Borehamwood,**

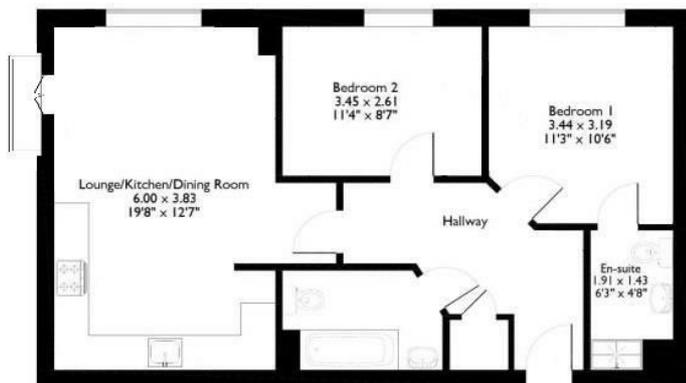
**£324,950**

- Two Double Bedrooms
- First Floor Apartment
- Private Balcony
- Fantastic Location
- Allocated Parking Space
- Two Bathrooms (En Suite)
- Great Size Living Room
- Fitted Wardrobes In Both Bedrooms
- Communal Roof Terrace
- Good Condition Throughout

A very well presented two double bedroom first floor apartment, offered in good condition throughout on a modern development in the heart of Borehamwood, benefiting from two bath / shower rooms, private balcony & communal roof terrace, allocated parking, a very large living room and open plan kitchen. The property is situated just a short walk from Borehamwood town centre, giving easy access to London bus links, mainline station, all shops and also just a five minute walk from Yavneh College.



Lockwood Court Todd Close, Borehamwood



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	82	82

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		