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Homecedars House, Elstree Road, Bushey, WD23 1GN

Asking Price £219,950



# Homecedars House, Elstree Road, Bushey, WD23 1GN

This well-maintained ground-floor retirement flat in Homecedars House, Bushey Heath, offers a secure and peaceful living environment. Featuring two double bedrooms, a reception room with a fireplace opening onto a patio and communal gardens, a fully-fitted kitchen, and a modern shower room with a walk-in shower, it provides comfort and convenience. The property benefits from electric storage heating, double glazing, and warden assistance. Residents enjoy access to a communal lounge, kitchen, laundry room, and parking, with shops and transport links nearby. Well-connected via Bushey Overground, Stanmore Jubilee Line, and Elstree & Borehamwood Thameslink, it offers easy access to London. 86-year lease remaining, Council Tax Band D (£2,179 p.a.), Ground Rent £660 p.a., Service Charge £5,510 p.a. Ideal for retirees seeking a supportive community. Be part of something special and join this welcoming community.



**Council Tax Band: D**

Leasehold



## INTERNAL

This well presented ground floor retirement flat with secure entry phone system comprises of :- Reception room with feature fireplace, window and glazed door opening onto patio area and communal garden. Access to kitchen is via a doorway from the reception room, the fully tiled kitchen has matching wall and base units, built in oven and electric hob. There are two double bedrooms and a fully tiled shower room with a good sized shower cubicle, vanity wash basin and WC. The property has electric storage heaters and double glazing. The warden assisted property benefits from a communal lounge where residents have regular get-togethers. A communal kitchen and a laundry room yards away. There are cleaners and carers readily available in the block.



## EXTERNAL

Homecedars House offers communal grounds and residents car park.

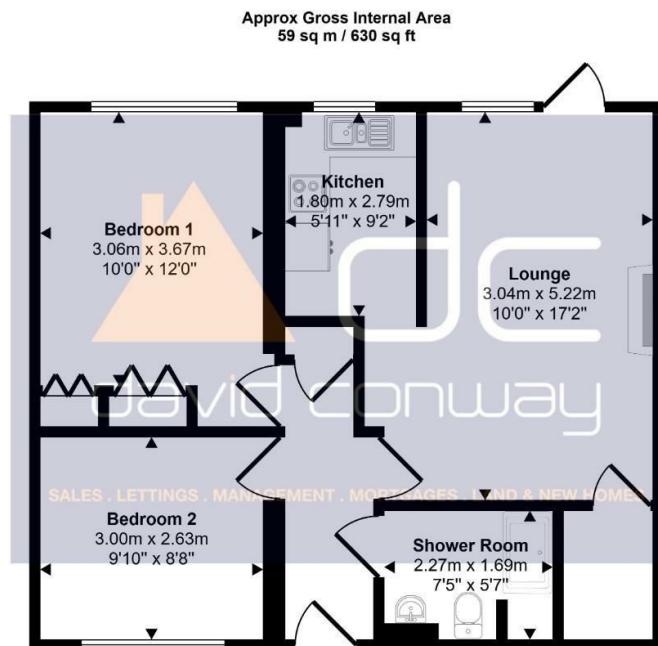
## LOCATION

Homecedars House is ideally located Bushey Heath within walking distance to local shopping and transport links nearby. Well-connected via Bushey Overground, Stanmore Jubilee Line, and Elstree & Borehamwood Thameslink, it offers easy access to London

## ADDITIONAL DETAILS

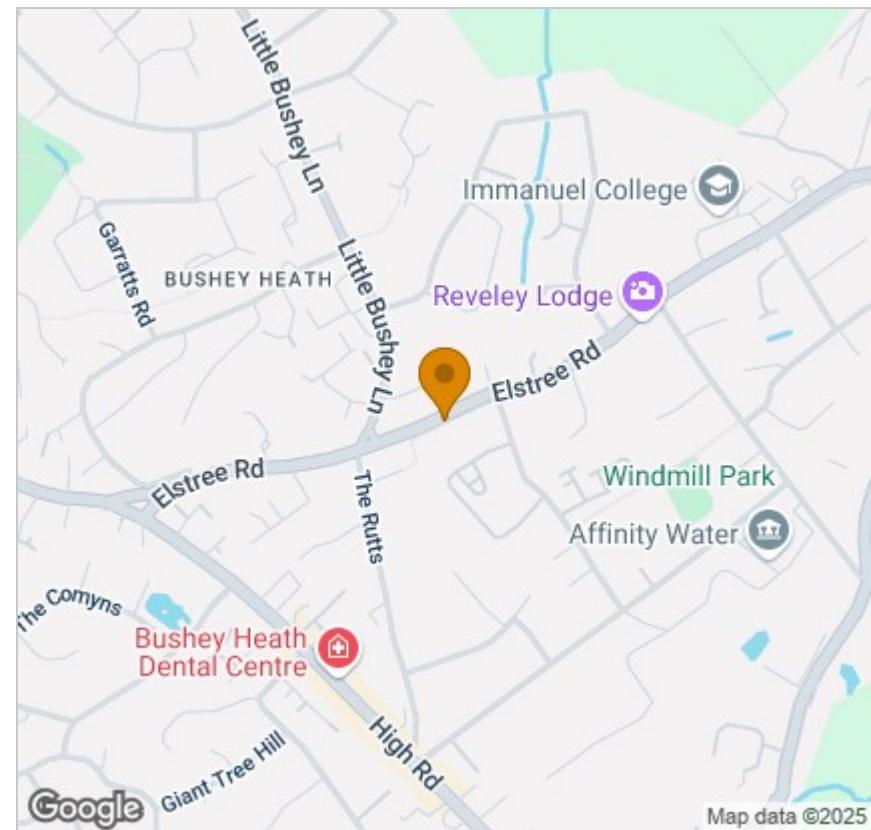
Leasehold Lease remaining 86 years  
Council Tax Band - £2,289 per annum  
Ground Rent - £660 per annum  
Service Change - £5,510 per annum

## Floor Plan

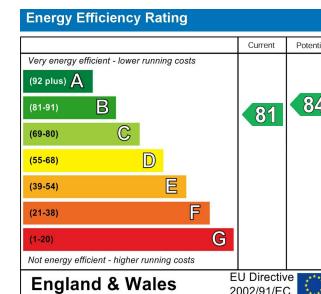


This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

## Area Map



## Energy Efficiency Graph



## Viewing

Please contact our David Conway & Co Ltd Office on 02084225222 if you wish to arrange a viewing appointment for this property or require further information.

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