



Milton Road, Harpenden, Hertfordshire, AL5 5LA

Guide Price £475,000

Leasehold

**Frost's**

Offered for sale with no onward chain is this well presented two bedroom duplex apartment located in central Harpenden.

Inside the property is neutrally decorated throughout and features a kitchen, separate living room, two bedrooms, of which the main bedroom has a fitted wardrobe and en-suite shower room, and there is a family bathroom. Outside the property there is a private parking space located within the landscaped communal gardens.

Milton Road is situated just a short walk from the various shops, restaurants and bars of Harpenden town centre and the mainline station.

Energy Rating C

Council Tax Band E

Leasehold

- Two Bedrooms
- Spacious Reception Room
- Separate Kitchen
- Bathroom
- En-Suite Shower Room
- Allocated Parking

### Lease Details

Lease Length: 125 years from January 1994

Service & Maintenance Charge: £1,933.23 P/A

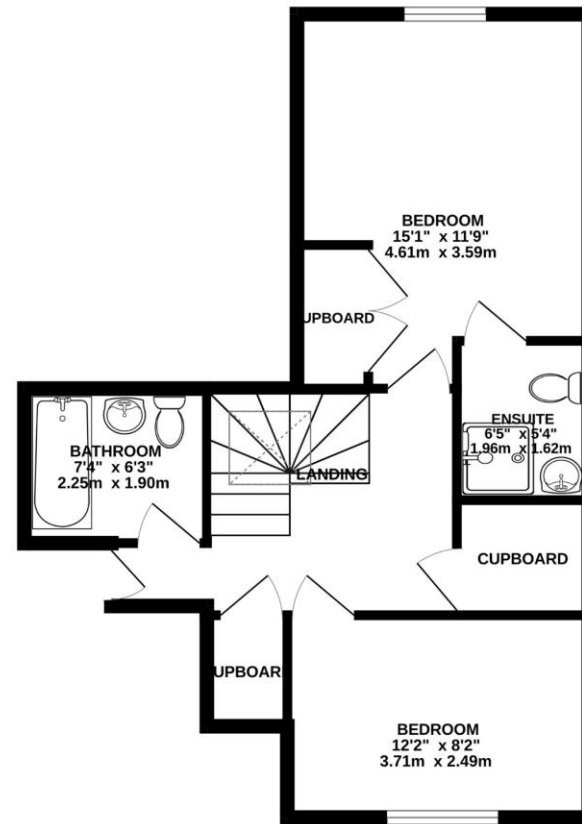
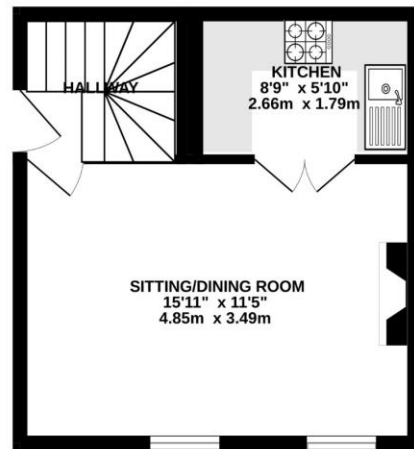
Ground Rent: £100 P/A

Please Note – the details provided relating to the lease including have been supplied by the vendor therefore, Frost's take no responsibility for the accuracy of the information provided as we have not seen a copy of the original lease.





*A bright and spacious duplex apartment.*



TOTAL FLOOR AREA: 764 sq.ft. (71.0 sq.m.) approx.

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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