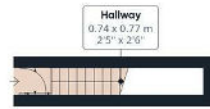




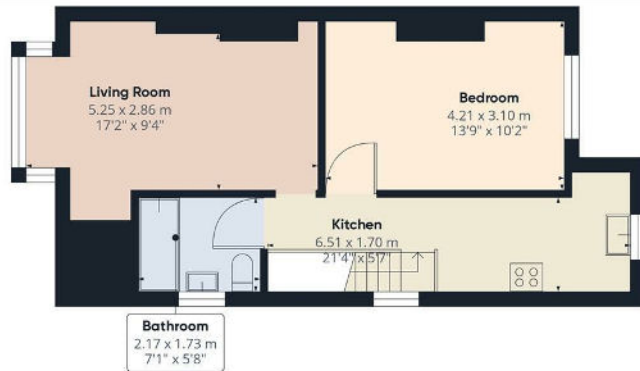
Crescent Road, Hertfordshire, EN4 8SB

£1,425 PCM

- 1 Bedroom apartment Managed by Simon Clarke Letting Agents
- Fitted carpets throughout
- Available on long term tenancy (initial 12 months)
- Available from 9th October 2024
- Own driveway for 1 car
- Bright and spacious throughout
- Council Tax band C - £1,727.32 per annum
- Own private garden (maintenance included in rent along with window cleaning)
- Fitted kitchen with appliances
- Unfurnished



Ground Floor



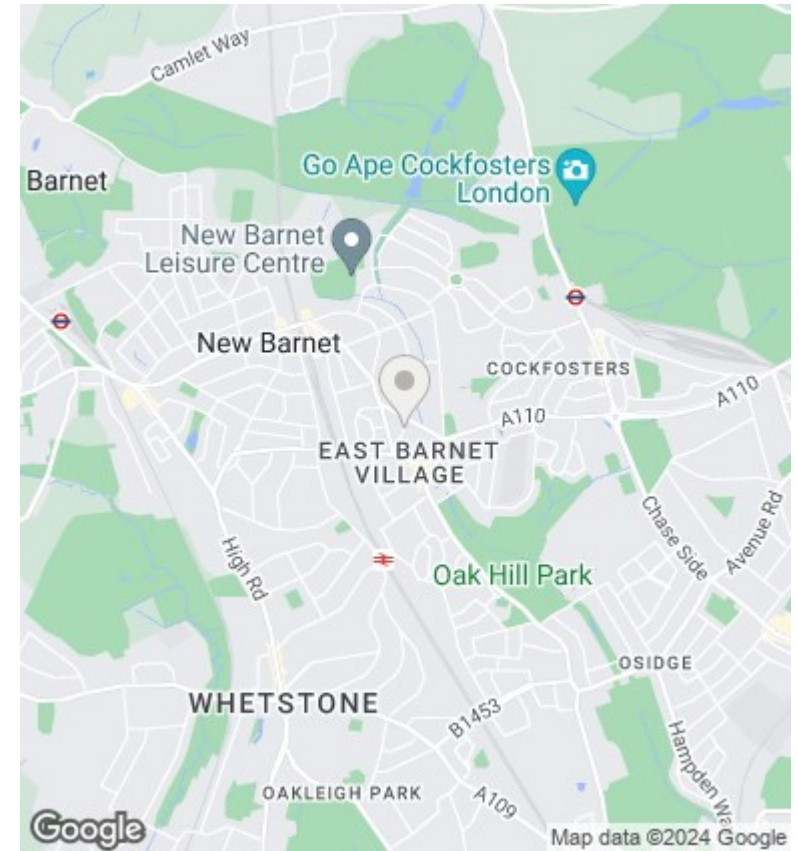
Floor 1

Approximate total area⁽¹⁾
45.09 m²
485.34 ft²

(1) Excluding balconies and terraces.

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only. Calculations are based on BICSPMS 3C standard.

GIRAFFE360



Directions

Viewings

Viewings by arrangement only. Call 02083499000 to make an appointment.

Council Tax Band

C

EPC Rating:

D

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		78
(69-80) C		
(55-68) D	61	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	