

# 54 INGLEWOOD HOUSE

Guide Price £350,000  
(other fees apply)



*It can only be Audley.*



A very well presented one bedroom apartment benefitting from being within close access to the Audley Club and Inglewood's main house facilities. Enjoying a favorable dual aspect that provides pleasant garden and parkland views, the property comprises a westerly aspect living/dining room, modern kitchen with integrated appliances, double bedroom with built in wardrobes and en suite shower room - furthermore there is also a separate WC cloakroom.

### Key Features

- First floor well presented apartment
- Close access to Inglewood's facilities
- Dual aspect enjoying pleasant garden and parkland views
- Siematic Kitchen with integrated appliances including; integrated fridge freezer, oven, microwave oven, dishwasher and washer dryer.
- Double bedroom with en-suite shower room
- Separate WC cloakroom

### Fees

Monthly management fee £1,160.97p

Annual ground rent £500

Parking: No parking fees apply

Bistro credit: £85.76p

Council Tax Band: D

**Tenure:** Leasehold - 125 years lease from November 2012

Audley owners have our firm undertaking that their monthly management fee will increase only once a year. A deferred management charge also applies to this property, please ask the sales team for more information.

Viewing by appointment with the sales office.

01488 682 100 [inglewoodsales@audleyvillages.co.uk](mailto:inglewoodsales@audleyvillages.co.uk)





Internal Measurements	Metric (m)	Imperial (ft)
Living/dining room	4.98 x 4.34	16'4 x 14'3
Kitchen	4.79 x 2.05	15'9 x 6'9
Main bedroom	4.13 x 3.39	13'7 x 11'1
Total sqft	704	

Built in wardrobes in bedrooms have not been included in the overall dimensions. Maximum measurements shown.

Furniture shown to illustrate possible room layouts and not included in sale.

Score	Energy rating	Current	Potential
92+	A		
81-91	B	84 B	84 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



