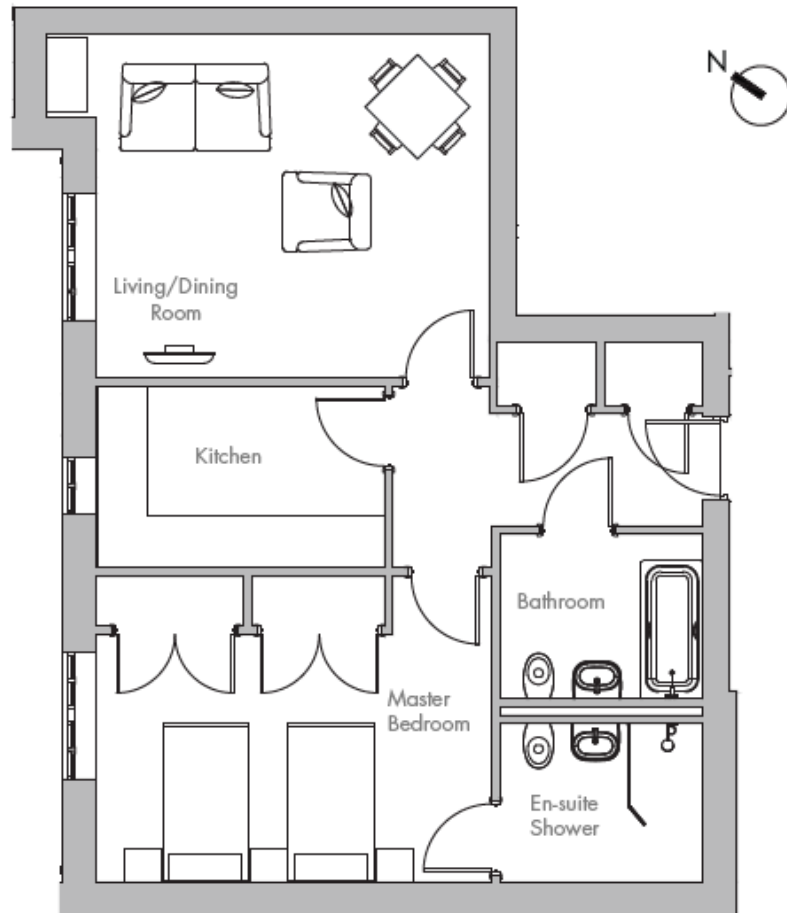
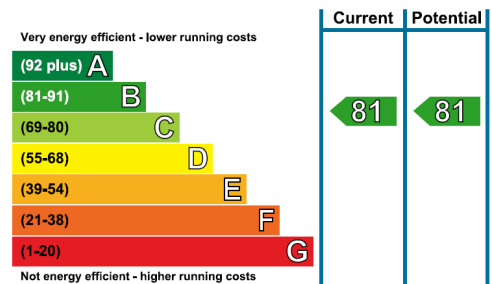


# Audley St Elphin's Park

1 Pollard Way  
One bedroom pre-owned apartment



Internal Measurements	Metric (m)	Imperial (ft)
Living/Dining Room	4.78m x 4.19m	15'8" x 13'9"
Kitchen	3.51m x 2.21m	11'6" x 7'3"
Master Bedroom	4.81m x 3.09m	15'9" x 10'2"
Total Sq.ft	728	



Audley St Elphin's Park  
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Built in wardrobes in bedrooms have not been included in the overall dimensions.  
Maximum measurements shown. These pages are intended for marketing purposes only.  
Designs vary according to plot and all details should be checked at the Sales office.  
November 2015



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1 Pollard Way  
One bedroom pre-owned apartment



## One Bedroom Apartment

This attractive one bedroom apartment is conveniently located on the ground floor of Pollard Way and benefits from a terrace area. The property enjoys a large living room, a separate SieMatic kitchen with integrated appliances and a family bathroom with Villeroy & Boch sanitaryware. The master bedroom is well-appointed and is enhanced by fitted wardrobes and an en suite shower room.

### Property specifications

- Ground floor apartment
- Spacious master bedroom with an en suite shower room and fitted wardrobes
- Modern SieMatic kitchen with integrated appliances
- Furniture can be included as part of the sale
- Storage facilities in the hallway
- Outdoor terrace
- Allocated parking

**£250,000** (other fees apply)

Monthly management fee £367.36  
Annual ground rent £500

Viewing by appointment with the sales office.

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