

Audley St Elphin's Park

17 Crompton Close
First Floor Pre-owned Apartment

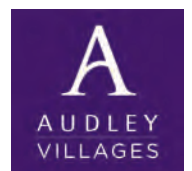


| Internal Measurements | Metric (m) | Imperial (ft) |
|-----------------------|---------------|---------------|
| Living/Dining Room | 4.40m x 6.90m | 14'6" x 22'8" |
| Kitchen | 2.40m x 2.90m | 8'0" x 9'7" |
| Bedroom 2 | 2.70m x 3.45m | 9'0" x 11'4" |
| Master Bedroom | 3.50m x 3.45m | 11'6" x 11'4" |

| Energy Efficiency Rating | | Current | Potential |
|--|----------|-----------|-----------|
| <i>Very energy efficient - lower running costs</i> | | | |
| (92 plus) | A | | |
| (81-91) | B | | |
| (69-80) | C | 84 | 84 |
| (55-68) | D | | |
| (39-54) | E | | |
| (21-38) | F | | |
| (1-20) | G | | |
| <i>Not energy efficient - higher running costs</i> | | | |

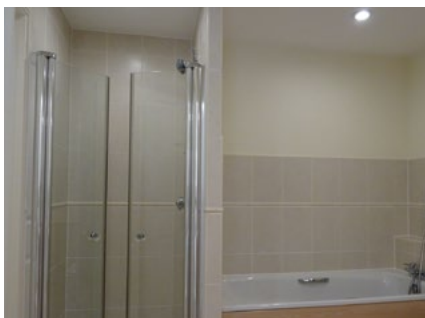
Audley St Elphin's Park
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Built-in wardrobes in bedrooms have not been included in the overall dimensions.
Maximum measurements shown. These pages are intended for marketing purposes only.
Designs vary according to plot and all details should be checked at the Sales Office.
July 2017



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2 bed first floor apartment

Property specifications:

- 2 Double bedrooms
- Jack & Jill en suite with shower & bath
- Triple aspect lounge with $\frac{3}{4}$ length window
- Views of Darley hillside
- Parking space

Price £295,000 (other fees apply)

Monthly Management Fee £712.23

Annual Ground Rent £250.000

Viewings by appointment with the sales office

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