

5 Smyth Court



Two bedroom ground floor apartment

This ground floor, two bedroom apartment has an open plan kitchen with large living room featuring a beautiful bay window leading to a private terrace with village view.

The main bedroom has fitted double wardrobes and an en suite with walk-in shower.

Property specifications

- Luxury SieMatic kitchen with integrated fridge, freezer, oven, microwave and dishwasher
- Living room with west-facing Juliet balcony
- Master bedroom with en suite
- Good size second double bedroom
- Villeroy & Boch bathroom
- Access to the Audley Club

Guide Price £595,000 (other fees apply)

Monthly management fee £541.82

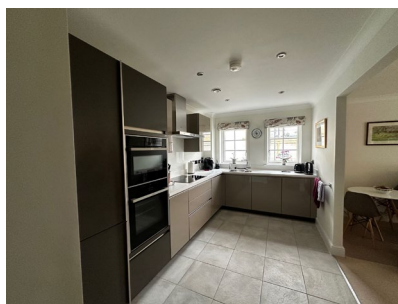
Annual ground rent: £500

A deferred management charge applies to this property, please ask the sales team for more information.

Viewing by appointment with the sales office.

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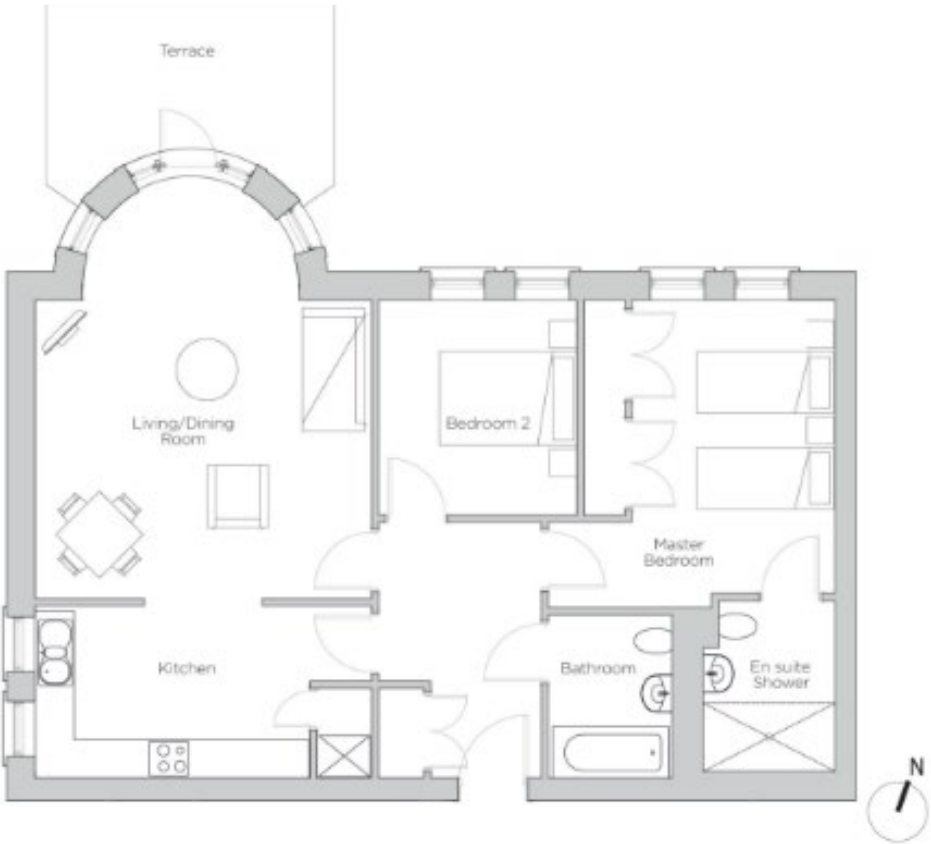
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Internal Measurements	Metric (m)	Imperial (ft)
Living Room	4.91 x 4.36	16'1" x 14'4"
Kitchen	4.91 x 2.53	16'1" x 8'3"
Main Bedroom	4.28 x 2.98	14.1" x 9'9"
Bedroom 2	3.14 x 2.90	10.4" x 9.6'

Total Sq.Ft: 930

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

Score	Energy rating	Current	Potential
92+	A		
81-91	B	87 B	87 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Furniture shown to illustrate possible room layouts and not included in sale. Designs vary according to plot and all details should be checked at the Sales office. January 2024

