



## Darkes Lane, Potters Bar, Hertfordshire, EN6

**£250,000**

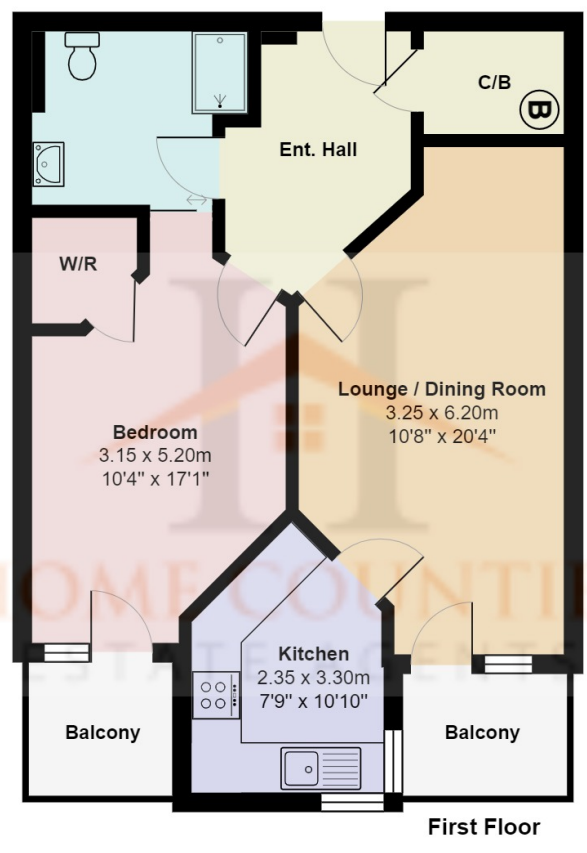
- **McCarthy and Stone Retirement Home**
- **Wet Room**
- **Balcony to Bedroom**
- **Double Glazed**
- **24 Hour Emergency Call Systems**
- **One Bedroom**
- **Balcony to Lounge**
- **Communal Gardens**
- **Fitted Kitchen**
- **Table Service Restaurant**

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## £250,000 Leasehold

This delightful One bedroom first floor 'Retirement Plus' apartment in the ever popular Mandeville Court development. The property benefits from lounge with balcony, fitted kitchen with integrated appliances, one double bedroom with South Facing Balcony, wet room, underfloor heating and double glazing.

There are many communal benefits within this development comprising residents lounge, dining hall, laundry room, overnight visitors guest suite, communal gardens, scooter park and visitor parking. Offered chain free internal viewing is highly recommended.



## Mandeville Court, Hertfordshire EN6

Total Area: 53.3 m<sup>2</sup> ... 574 ft<sup>2</sup> (excluding terrace, balcony)  
 All measurements are approximate and for display purposes only



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) <b>A</b>			
(81-91) <b>B</b>		89	89
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

