



# PM ESTATES

Property Sales & Lettings



## Cedar Court

Bishops Stortford, Hertfordshire, CM23 2HB

£950.00<sub>pcm</sub>

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# Cedar Court

Bishops Stortford, Hertfordshire, CM23 2HB

## Overview

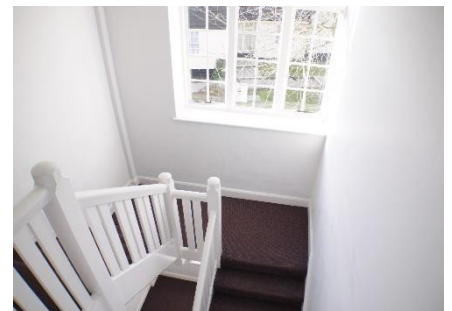
- Top floor flat
- Two bedrooms
- Family size bathroom
- Dial aspect large living area
- Separate fitted kitchen
- Stunning town views
- Popular rental development
- Allocated parking bay
- Walking distance to town centre
- Opposite Grange Paddocks Leisure Centre
- 509/510 bus route
- Council Tax Band C



## Description

Situated on Rye Street, which is conveniently located a fifteen-minute walk to Bishops Stortford Town Centre and has the added benefit of two bus stops providing services every 20 minutes to Stansted Airport via the 509/510 bus route.

Cedar court is placed directly opposite Grange Paddocks Leisure Centre, which has various football playing fields, swimming facilities and a gym and is renowned for offering its residents allocated parking along with ample visitors parking. This top floor flat is offered furnished and comprises two double bedrooms, a recently fitted kitchen, spacious living area and modern bathroom complete with full size bath.

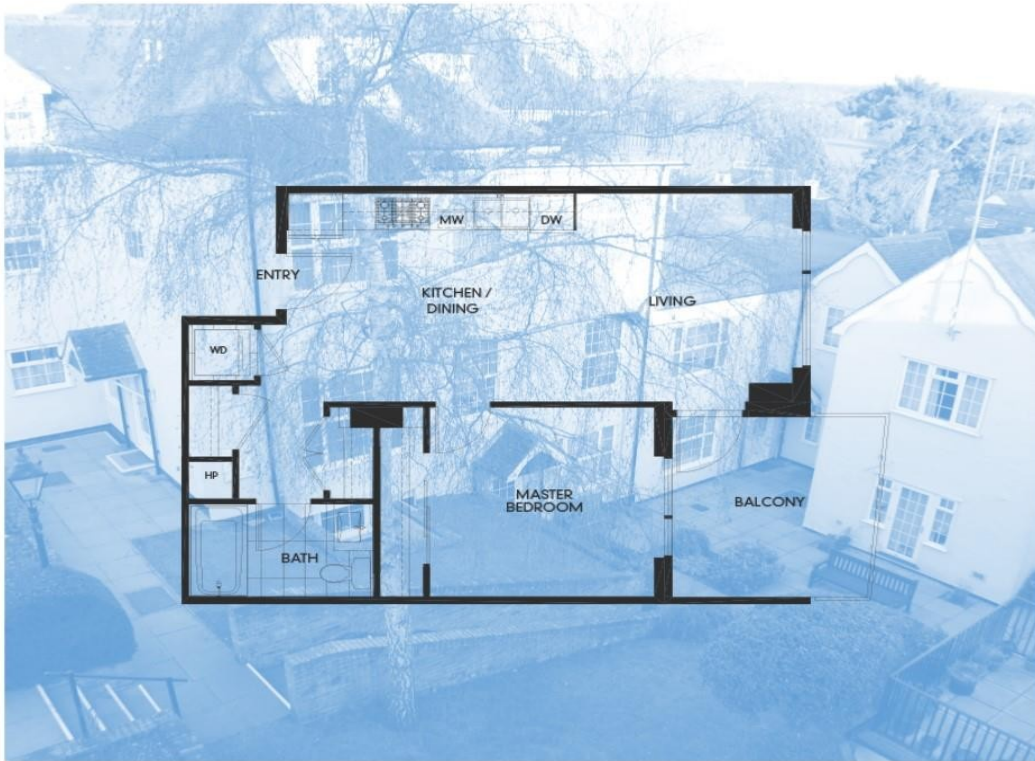


Energy Efficiency Rating		Current	Potential	Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very energy efficient - lower running costs				Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92-100) A				(92-100) A			
(81-91) B				(81-91) B			
(69-80) C				(69-80) C			
(55-68) D				(55-68) D			
(39-54) E		44	64	(39-54) E		41	
(21-38) F				(21-38) F		30	
(1-20) G				(1-20) G			
Not energy efficient - higher running costs				Not environmentally friendly - higher CO <sub>2</sub> emissions			
England		EU Directive 2002/91/EC		England		EU Directive 2002/91/EC	



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## FLOOR PLAN TO FOLLOW COMING SOON



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