

# DURDEN & HUNT

INTERNATIONAL



## Beehive Lane, Redbridge, IG4

£120,000

- Retirement Apartment
- Laundry Room
- First Floor With Lift Access
- Exclusively For Those Aged 55 & Over
- Spacious Lounge
- Communal Parking
- Communal Lounge & Gardens
- Separate Kitchen
- Chain Free

309 High Road, Loughton, Essex, IG10 1AL  
0203 026 0160

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<https://www.durdenandhunt.co.uk/>

Retirement Apartment - Exclusively For Those Aged 55 & Over - Communal Lounge & Gardens - Laundry Room - Spacious Lounge - Separate Kitchen - First Floor With Lift Access - Communal Parking - Chain Free.



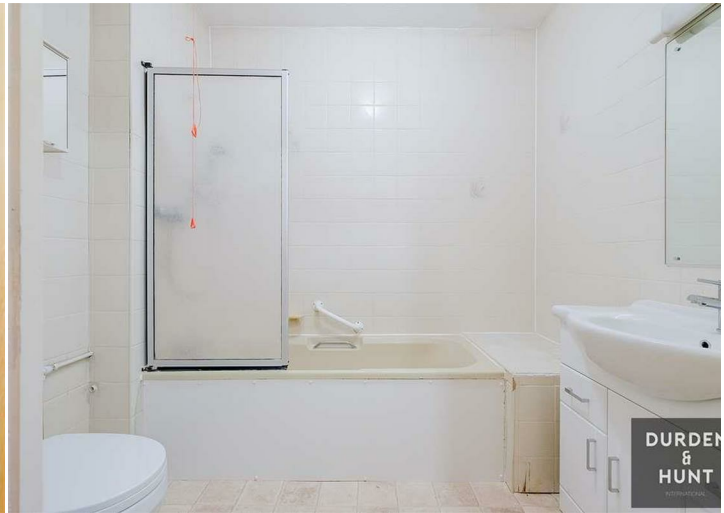
Retirement Apartment - Exclusively For Those Aged 55 & Over -  
Communal Lounge & Gardens - Laundry Room - Spacious Lounge -  
Separate Kitchen - First Floor With Lift Access - Communal Parking -  
Chain Free.

Durden & Hunt welcome to the market this one bedroom retirement apartment in a popular development.

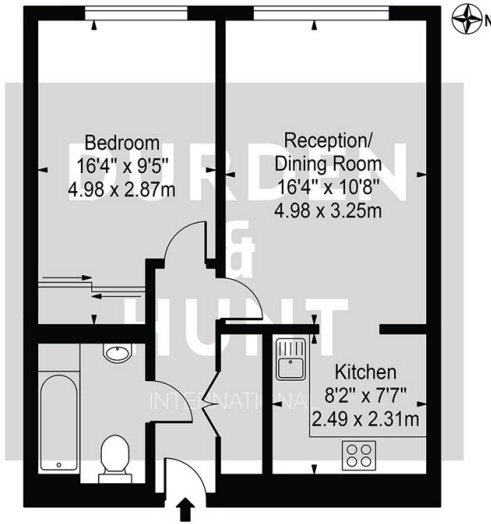
Consumer Protection from Unfair Trading Regulations 2008.

Durden & Hunt have not tested any apparatus, equipment, fixtures and fittings or services. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT necessarily included unless specifically mentioned within the sales particulars, they may however be available by separate negotiation. Any mention of Planning potential is based on the current owners opinion, unless stated otherwise a potential buyer should assume that this is a speculative opinion only and is not based on planning permission being granted or professional advice. Any reference to distance to Stations, amenities or schools are taken from portal estimated distances, buyers are advised to do their own research on distances and these area given as guides. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. Durden & Hunt are a proud member of the Property Ombudsmen.





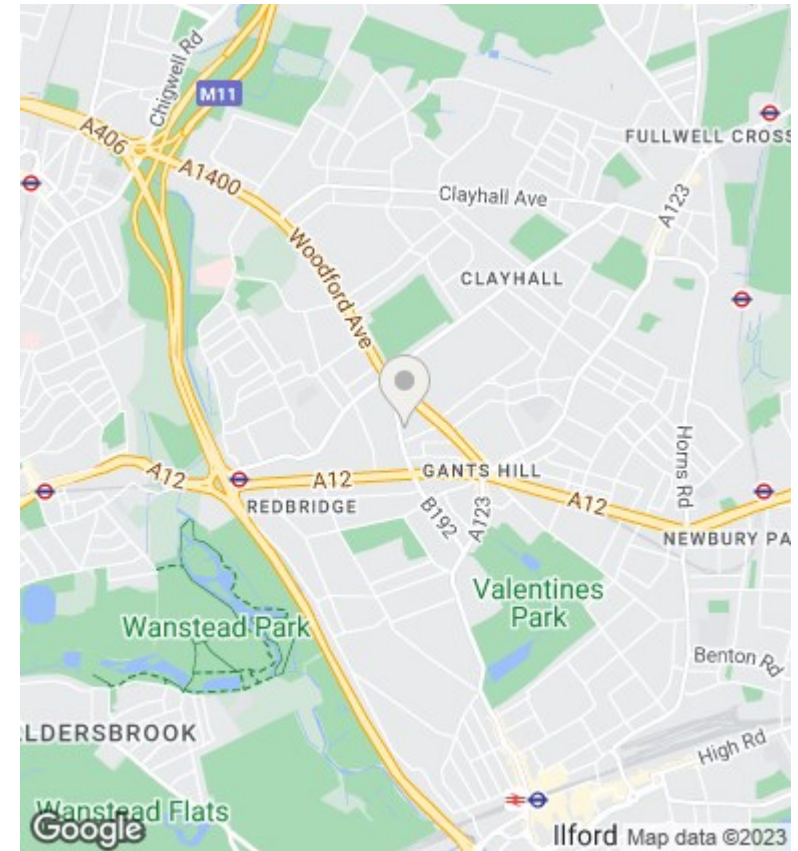
**Limewood Court**  
 Approx. Gross Internal Area 508 Sq Ft - 47.19 Sq M



**First Floor**

For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.



**Directions**

**Viewings**

Viewings by arrangement only. Call 0203 026 0160 to make an appointment.

**Council Tax Band**

B

| Energy Efficiency Rating                    |                         |           |
|---|-------------------------|-----------|
|   | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92 plus) <b>A</b>                          |                         |           |
| (81-91) <b>B</b>                            | 82                      | 85        |
| (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 |                         |           |
| <b>England &amp; Wales</b>                  | EU Directive 2002/91/EC |           |