



**18**  
**CONYERS VIEW**  
TWO BEDROOM  
APARTMENT

Guide Price £450,000  
(other fees apply)

*It can only be Audley.*



This two bedroom apartment has a living/dining space with built in cupboards and drawer space and leads onto a private south facing balcony. There is a separate kitchen with space for a breakfast table, large hallway & guest bathroom. The main bedroom has an en suite shower room and triple built-in wardrobes.

**Property specifications:**

- Large hallway
- Main bedroom with en suite bathroom
- Second bedroom with built in wardrobes
- Private south facing balcony
- Integrated Sie Matic kitchen with appliances including fridge/freezer, oven, washing machine/tumble dryer, full size dishwasher and microwave

**Fees**

Monthly management fee: £1055.43

Annual ground rent: £500

Bistro credit: £89.72

Council Tax Band: E

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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Internal Measurements	Metric (m)	Imperial (ft)
Living room / Dining room	8117 x 4137	26'8" x 13'7"
Kitchen	3804 x 2794	12'6" x 9'2"
Main Bedroom	5490 x 3053	15'1" x 10'0"
Bedroom Two	3328 x 1550	10'11" x 10'3"

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

Furniture shown to illustrate possible room layouts and not included in sale. May 2024

Score	Energy rating	Current	Potential
92+	A		
81-91	B	82 B	82 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



