SKYVIEW
HODDESDON

Welcome to Skyview, Hoddesdon

- **Brand New Luxury Top Floor Apartments**
- **Fantastic Far Reaching Views**
- **High Specification Throughout**
- **Town Centre Location**

A selection of brand-new top floor luxury two-bedroom apartments with stunning far reaching aspects situated just a short walk from Hoddesdon Town Centre. The development has been finished to a very high contemporary specification throughout complete with bespoke handmade kitchen, integrated Montpellier appliances, Quartz worktop and upstands, Icon Italian smoke flooring and tiles, underfloor heating, spotlights and LED lighting, communal satellite dish and wiring for latest Sky Q.

From **£265,000** – Available on Help to Buy Scheme, please enquire for more info.

Property Description

REFURBISHED COMMUNAL ENTRANCE

Freshly painted and carpeted throughout each level that is compliant with fire regulations.

ENTRANCE DOOR TO: -

ENTRANCE HALLWAY

An inviting entrance with spotlights to ceiling, thermostat control for underfloor heating, white sockets and switches, phone point, high quality grey Amtico flooring.

OPEN PLAN LOUNGE/DINER

22' 5" x 12' 6" (6.83m x 3.81m)

A bright and spacious room with two large uPVC double glazed windows giving a dual aspect to the room providing stunning far reaching views. Spotlights to ceiling, TV & phone point, numerous white sockets and switches, high quality grey Amtico flooring, open to: -

LUXURY KITCHEN

10' 6" x 7' 2" (3.2m x 2.18m)

A bespoke handmade kitchen with fully integrated Montpellier appliances to include fridge/freezer, oven with induction hob and extractor hood, washer/dryer and dishwasher. Stainless steel sink and drainer unit inset into Quartz worksurfaces. Spotlights also to ceiling and under cupboard LED lighting, high quality grey Amtico flooring, large uPVC double glazed window with stunning views.

MASTER BEDROOM

11' x 9' 7" (3.35m x 2.92m)

Spotlights to ceiling, fitted wardrobe with mirrored sliding door, high quality grey fitted carpets and double-glazed uPVC window providing lovely views.

BEDROOM TW0

11' x 7' 6" (3.35m x 2.29m)

A double bedroom with spotlights to ceiling, in-built wardrobe, high quality grey fitted carpets and double-glazed uPVC window providing lovely views.

LUXURY BATHROOM

Icon Italian smoke flooring and wall tiles, luxury three-piece suite comprising wall hung vanity unit with integrated sink and mixer tap, bath with shower over and glass shower door, concealed cistern with Sophia BTW pan and soft close seat, wall mounted chrome heated towel rail, LED lighting.

COMMUNAL GARDENS

Well-kept communal gardens and pathways, separate refuse area.

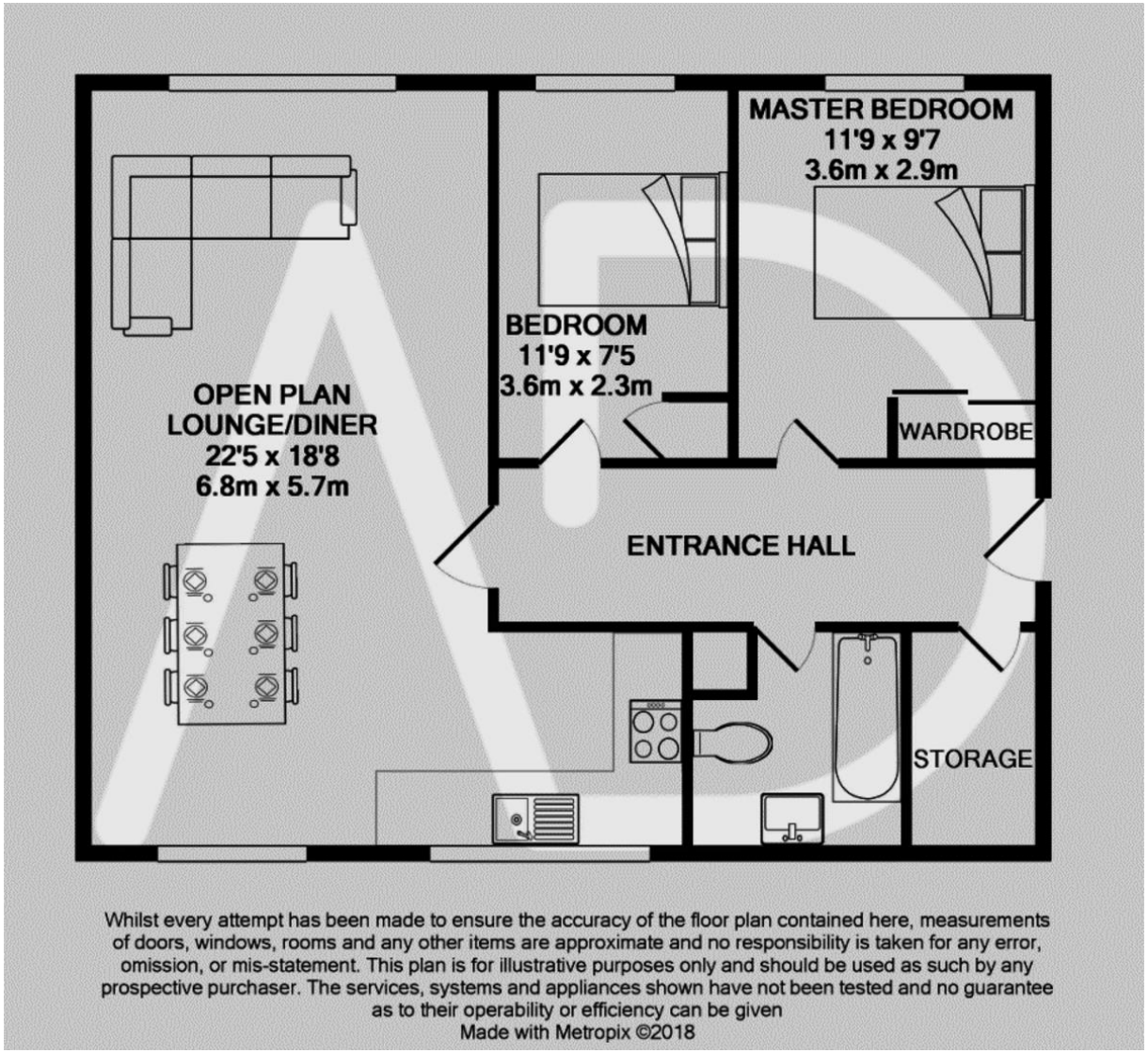
AMPLE COMMUNAL PARKING

About Hoddesdon

Hoddesdon is a historic market town in south east Hertfordshire. Large parts of the town form a conservation area comprising numerous beautiful, historic buildings and inns. This vibrant town centre is located within easy access to the A10 and has good transport links with numerous bus routes and well positioned equal distance between mainline train stations servicing Tottenham Hale and London Liverpool Street. (Broxbourne 1.6 miles and Rye House 1.7 miles). There is a good range of supermarkets, independent retailers, an abundance of pubs and restaurants with ample public parking provided.

There is also a fantastic choice of schooling in the local area including both primary and secondary schools.

You certainly won't be short of leisure activities to find within close proximity, including Rye House Kart Raceway and Speedway, Paradise Wildlife Park, Lea Valley Boat Centre, Rye Meads Nature Reserve and take a leisurely stroll along the River Lea.



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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PROPERTY GROUP

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HELP TO BUY	
Purchase price	£275,000
5% customer deposit	£13,750
Help to buy loan	£55,000
Mortgage required	£206,250

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Help to Buy

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