



Ovaltine Court, Ovaltine Drive, Kings Langley, Hertfordshire, WD4 8GY



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£1,450 PCM



Description:

Kings Langley Estates are pleased to offer this second-floor well-presented apartment which is situated within easy access of the Village station and local high street. The accommodation comprises: Entrance hallway, open plan kitchen/living room, bathroom, two good-sized bedrooms and an ensuite shower room. The property comes with allocated parking for one car, further visitors parking and a communal courtyard garden overlooking the canal. Viewing of this lovely home come strongly advised through the appointed Sole Agents.

- Third Floor Apartment
- Two Double Bedrooms
- Open Plan Kitchen/Living Room
- Bathroom / En suite Shower Room
- Allocated Parking For One Car

Additional Information:

Location: Within easy access to local amenities.

Viewings;

By appointment only, via Kings Langley Estates - Call 01923 947373

"With over 28 years experience within the property industry I have a wealth of knowledge in delivering exemplary and unsurpassed discretionary customer service to all clientele"

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92-100) A			(92-100) A		
(81-91) B			(81-91) B	86	
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England, Scotland & Wales EU Directive 2002/91/EC			England, Scotland & Wales EU Directive 2002/91/EC		

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating the less impact it has on the environment.



David Freeman
Director







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ESTATES**

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