



## GREAT WARLEY, BRENTWOOD

Stunning Podium Gardens With BBQ Area | Table Tennis and Pool Table Deli | Cafe serving Fresh Coffee & Hot Food | Work from home - Mezzanine Co-Working Floor | Metabolic Gym | Stunning Grand Reception | House Manager | Basement Parking | Brentwood Station approximately 20 minutes walk |

**£300,000** Leasehold | 1 bedroom apartment for sale



CHARLES STRATTON  
ESTATE AGENTS



What better time to become part of this new vibrant community at Warley HQ. Classes are now available at our Metabolic gym whilst fresh food and fine coffee are being served in your Deli cafe. Fancy a movie night, table tennis or a game of pool? All part of the Warley HQ lifestyle here to be enjoyed.

Connections to London and the City are well served being within a 20 minute walk of Brentwood Station however you may prefer to make use of our work from home facility to cut down on that commute!

This is the final remaining brand new 1 bedroom apartment available.

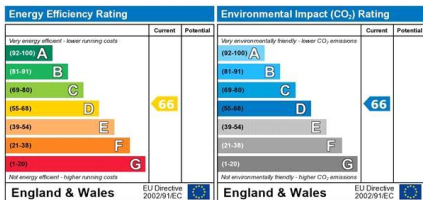
The pictures you see may not be indicative of this property. They could be CGI's or pictures of the Development Show Apartments.

- Stunning Podium Gardens with BBQ area
- Table Tennis and Pool table
- Deli
- Cafe serving fresh coffee & hot food
- Work from home - Mezzanine Co-working floor
- Metabolic Gym - classes now available
- Stunning Grand Reception - enjoy the community feeling
- House Manager
- Basement Parking
- Brentwood Station approximately 20 minutes walk
- Brand New Apartment



Tenure: Leasehold (250 years)





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 (CO<sub>2</sub>).

Viewing by appointment only  
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Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.