



CHARNWOOD

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estates



High Road, Buckhurst Hill

Offers In The Region Of
£400,000

Tenure : Leasehold - Share of Freehold

Floor Area : 840.00 sq ft

Local Authority : Redbridge

Council Tax Band : D


Bedrooms : 2

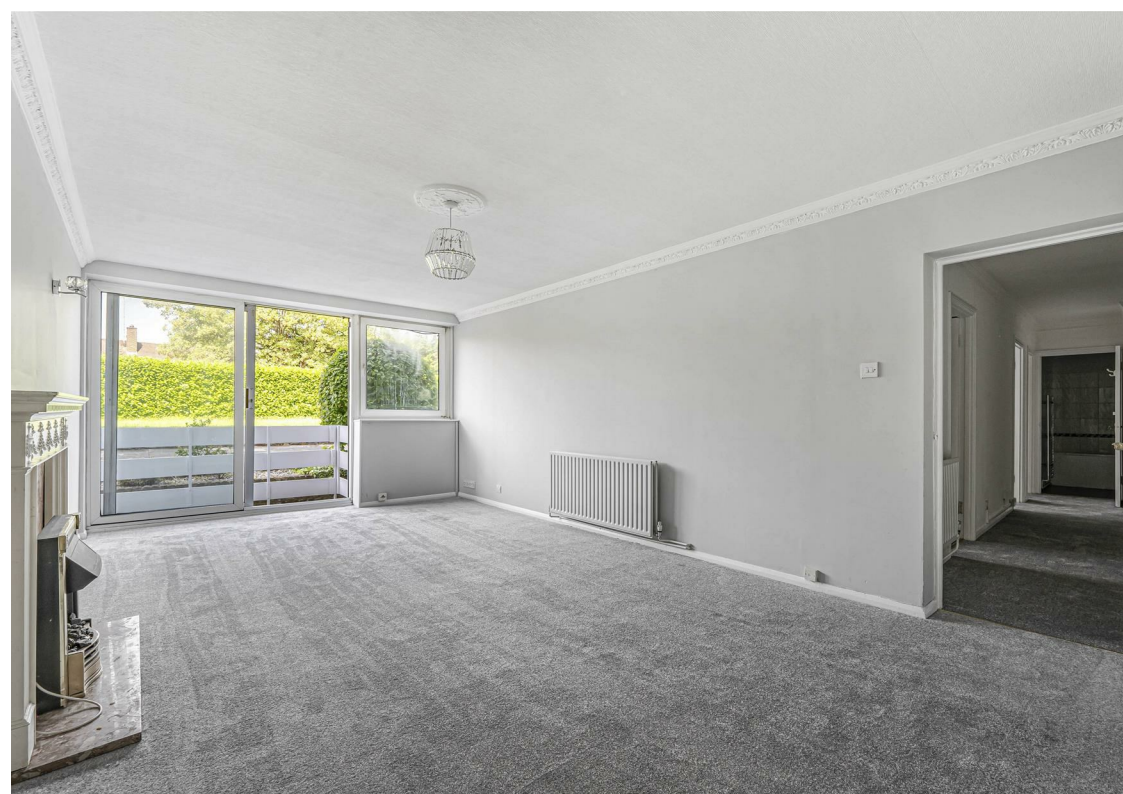
Receptions : 1

Bathrooms : 1



Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C	70	70
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC 	



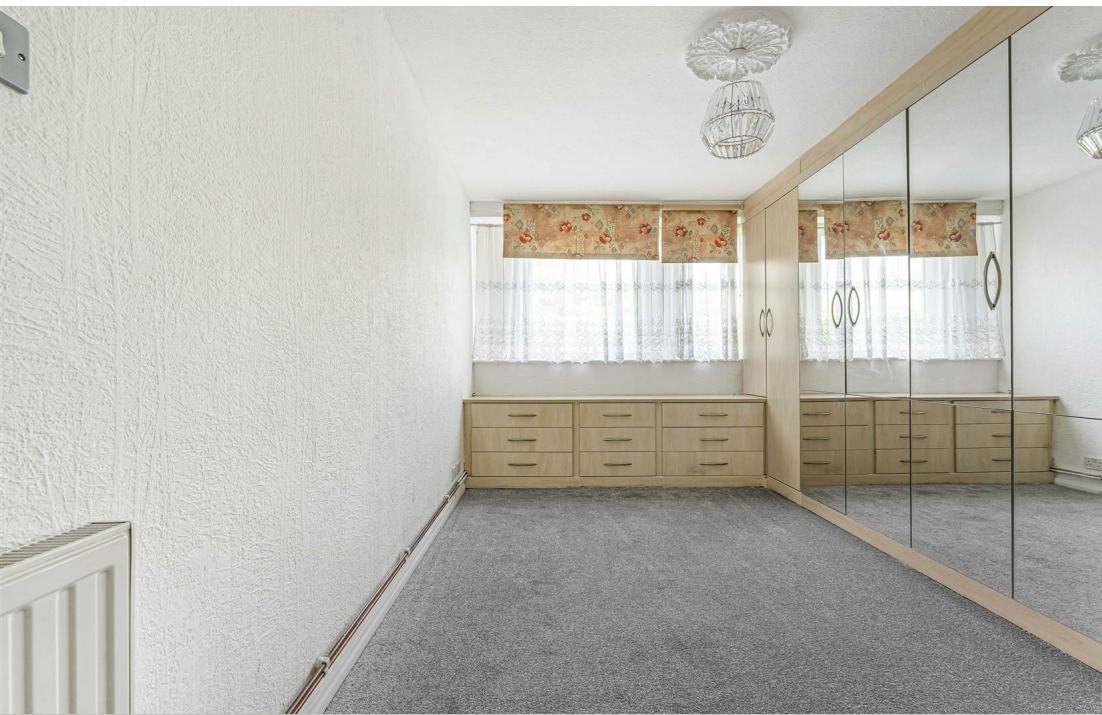
Ideally situated on Buckhurst Hill's sought-after High Road, this beautifully presented two double bedroom ground floor apartment offers generous living space, excellent convenience, and a fantastic location just moments from the station and the vibrant shops, cafés and restaurants of Queens Road.

Extending to approximately 840 sq. ft., the apartment has been newly decorated throughout and is ready for its next owner to move straight in. The bright and spacious living room provides plenty of space to relax or entertain, while the well-proportioned kitchen offers ample storage and worktop space. There are two generous double bedrooms, a family bathroom, and the added practicality of a separate WC. A real highlight is the private balcony which offers direct access to the attractive communal gardens.

Further benefits include lift access, a garage en bloc, secure residents' parking, and the added advantage of being offered with no onward chain and a share of the freehold.

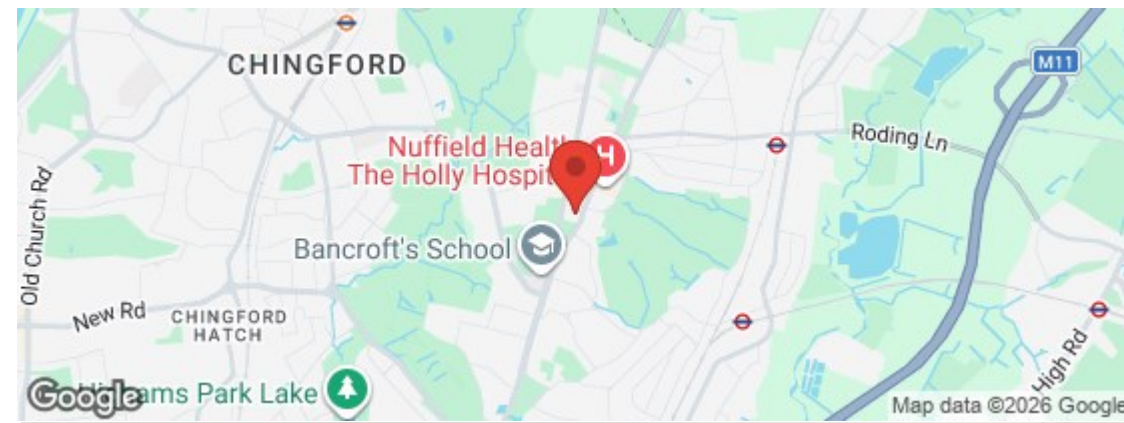






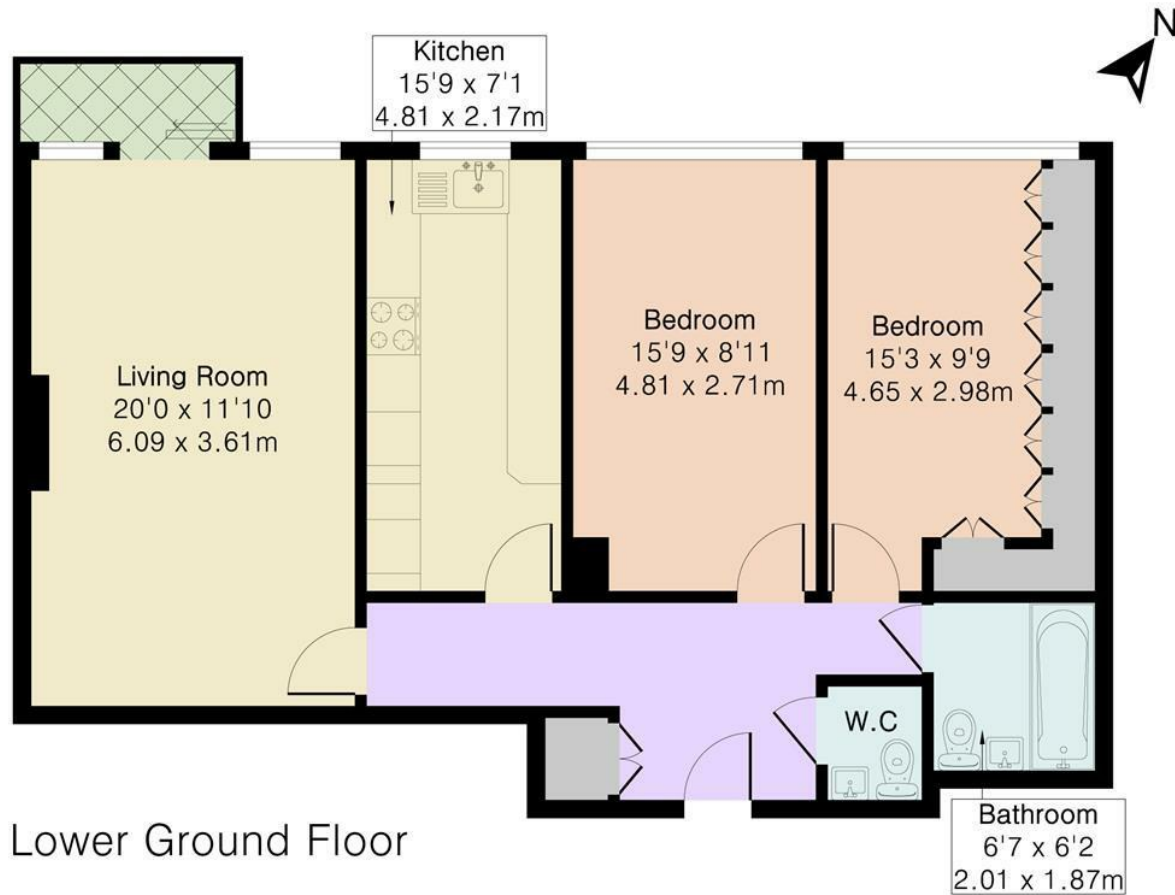
- Ground floor
- Spacious reception
- Chain free
- Share of freehold
- Recently decorated

- Two double bedrooms
- Private balcony with direct access to communal gardens
- Garage en bloc & secure residents parking
- Short walk to Buckhurst Hill Central Line Station & Queens Road amenities
- Lift access





Approximate Gross Internal Area 840 sq ft - 78 sq m



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

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To view call **0208 504 2222**

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