

8A Sun Street  
Waltham Abbey  
Essex  
EN9 1EE

T: 01992 652006  
www.kings-group.net



## Shelley Court, EN9 3JG



**By Auction £165,000 Leasehold**



Being Sold via Secure Sale. Terms & Conditions apply.  
Starting offers £165,000

Kings Group offer this 1 bedroom first floor flat for sale. The property consists of a 19'10 x 12'4 reception, kitchen with white eye level units, fully tiled bathroom and a south facing balcony. Double glazed through out with gas central heating and close to transport link this is a perfect buy for first time buyers or investors.



Call Kings Group now on 01992 652 006 to arrange your viewing!

Coverage  
Mobile (based on calls indoors)  
O2 - Good  
EE - Average  
Three - Average  
Vodafone - Average

Broadband (estimated speeds)  
Standard 4 mbps  
Superfast 240 mbps  
Ultrafast -

Satellite & Cable TV Availability  
BT  
Sky



### **ENTRANCE HALL**

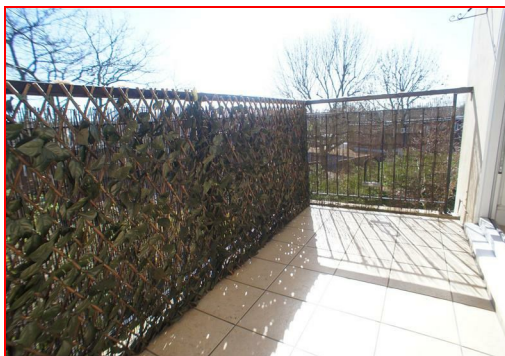
**RECEPTION 19'10 x 12'4**

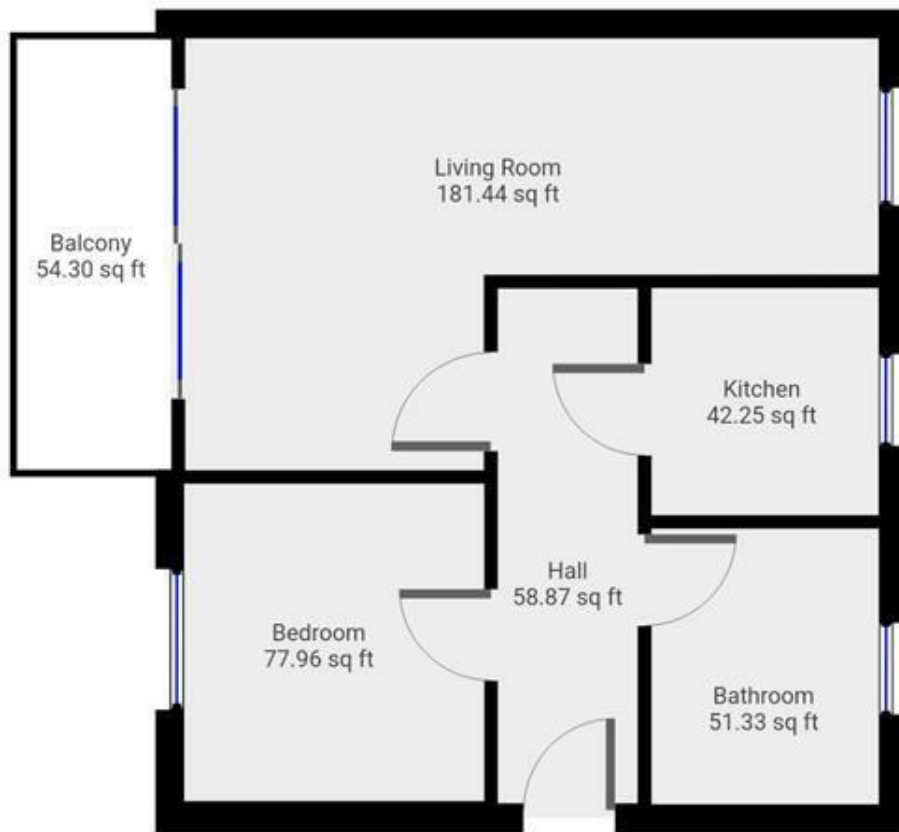
**KICTCHEN 6'6 x 6'6**

**BEDROOM 9'1 x 8'7**

**BATHROOM**

**BALCONY**



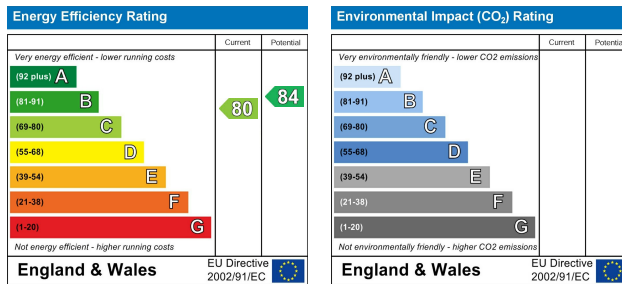
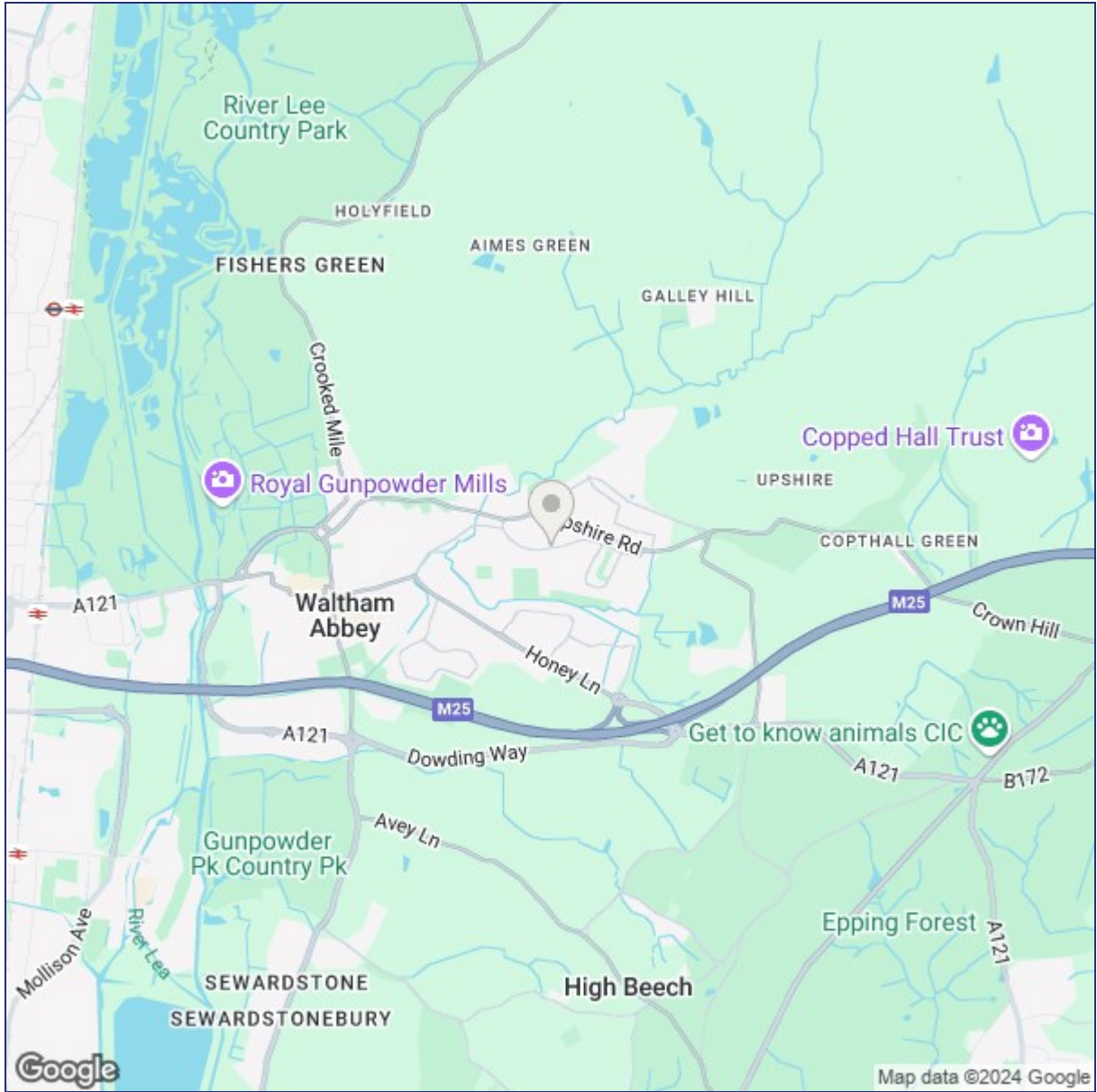


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("These details are correct at time of going to press").

THE PROPERTY MISDESCRIPTIONS ACT 1991. The agent has not tested any apparatus, equipment, fixtures or services and so cannot verify that they are in working order, or fit for the purpose. References to the Tenure of a property are based on information supplied by the vendor. The agent has not had sight of the Title documents. A buyer is advised to obtain verification from their Solicitor or Surveyor.

