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Parvills, EN9 1QG



Asking Price £435,000 Freehold





Kings Group Waltham Abbey present this three-bedroom terraced property to the market. The ground floor offers a 17'8 x 11'4 living room, a separate dining room and a fitted kitchen comprising base and eye-level units, roll-top work surfaces and tiled splashbacks, with ample space for appliances and a range cooker. The accommodation is further complemented by a bright and airy conservatory providing additional living space.

The first floor comprises three double bedrooms, a shower room and a partially tiled family bathroom fitted with a three-piece white suite.

Externally, the rear of the property features a low-maintenance paved garden with rear access, while the front provides off-street parking for two vehicles. Additional features include solid oak flooring throughout the ground floor, triple glazing and gas central heating.

The property is located on Parvills in Waltham Abbey, a predominantly residential area characterised by established terraces and a mix of owner-occupied homes. Local amenities including shops, supermarkets, parks and a selection of well-regarded primary and secondary schools are within easy reach in the town centre, and regular bus services connect the area to neighbouring towns and transport links. Waltham Abbey offers a balance of convenience and community living, with green spaces, historic features and everyday facilities close by.

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

Broadband (estimated speeds)  
Standard 25 mbps  
Superfast -  
Ultrafast 1000 mbps

Satellite & Cable TV Availability  
BT  
Sky  
Virgin

#### HALL

**LIVING ROOM 17' x 11'4**

**DINING ROOM 13'9 x 8'9**

**KITCHEN 13'9 x 8'**

**CONSERVATORY 17' x 14'**

#### LANDING

**BEDROOM 12'8 x 10'5**

**BEDROOM 14'3 x 8'11**

**BEDROOM 14'3 x 8'5**

**SHOWER ROOM**

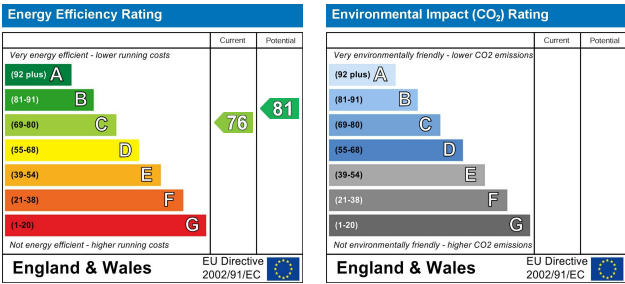
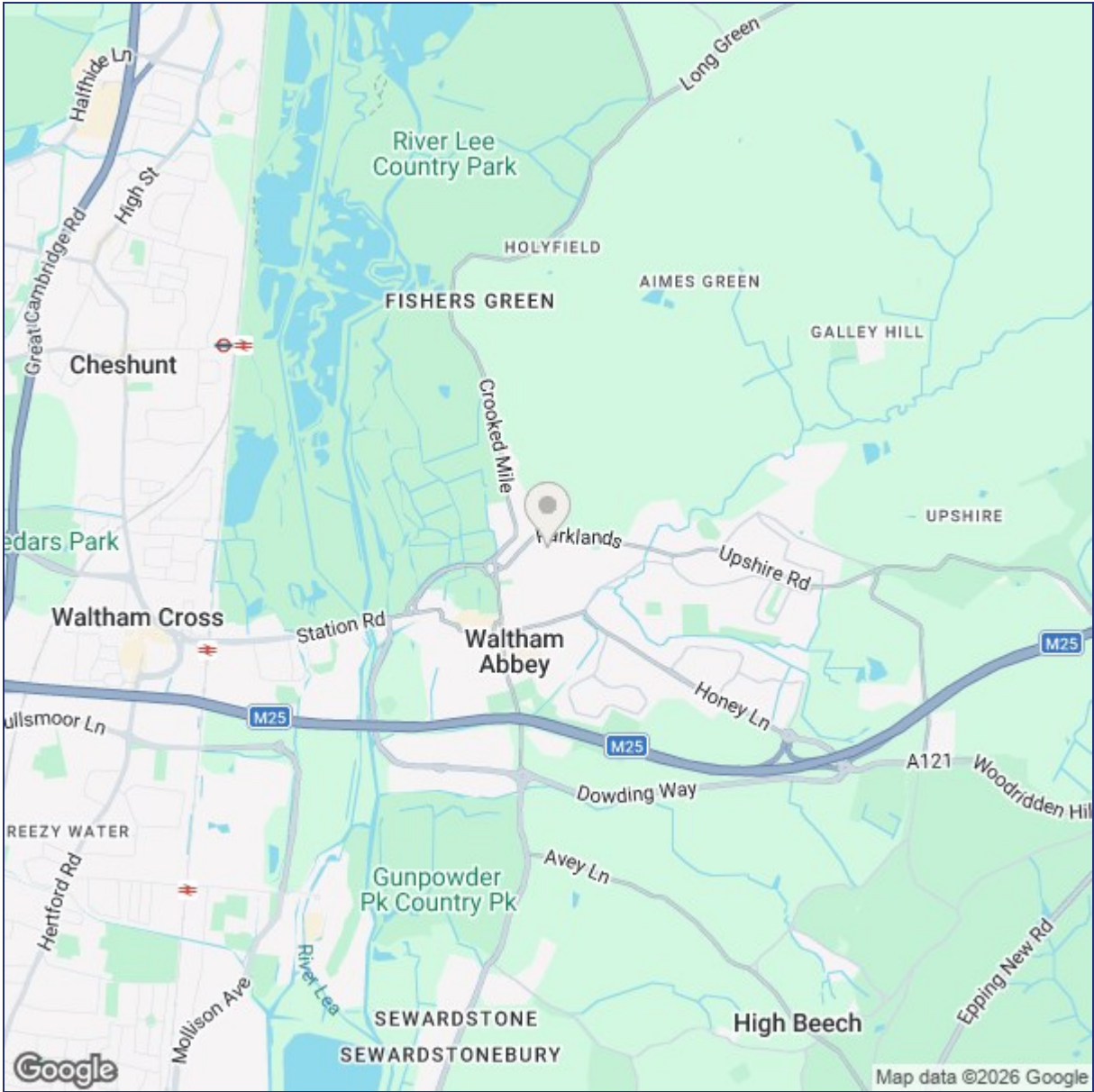
**BATHROOM 11'5 x 4'8**

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