



Westbury Lane, Buckhurst Hill, IG9 5PW





Asking Price £735,000

## Freehold

- 3 BEDROOM SEMI-DETACHED HOUSE
- OFF STREET PARKING
- NO ONWARD CHAIN
- FIRST FLOOR BATHROOM
- DOUBLE GLAZED
- GAS CENTRAL HEATING (UNTESTED)
- SOUTH FACING GARDEN
- WALKING DISTANCE TO UNDERGROUND STATION AND QUEENS ROAD SHOPS
- WITHIN LOCAL SCHOOL CATCHMENT AREA
- VIEWING RECOMMENDED



Welcome to this charming semi-detached house located on Westbury Lane in the sought-after area of Buckhurst Hill. This property boasts a spacious reception room, perfect for entertaining guests or relaxing with family. With three cosy bedrooms, there's plenty of space for everyone to enjoy.

The house features a well-maintained bathroom, ensuring convenience for all residents. Parking will never be an issue with space for two/three vehicles, making trips out hassle-free.

One of the standout features of this property is its proximity to the Central Line Underground Station, providing easy access to London for work or leisure. Additionally, Queens Road Shops are just a stone's throw away, offering a variety of amenities for your daily needs. Also within the catchment area of local schools.

This property is a fantastic opportunity for those looking to settle in a vibrant community with excellent transport links and local conveniences. With no onward chain, the path to making this house your home is clear. Don't miss out on the chance to own this lovely property in Buckhurst Hill.





Entrance to Property

Porch

Entrance Hallway  
11'10" x 5'11" (3.611 x 1.805)

Through-Lounge  
23'10" x 9'10" widening to 11'8"  
(7.270 x 3.010 widening to 3.581)

Kitchen  
9'3" x 7'8" (2.838 x 2.359)

First Floor Landing

Bedroom One  
10'2" x 11'10" (3.117 x 3.609)

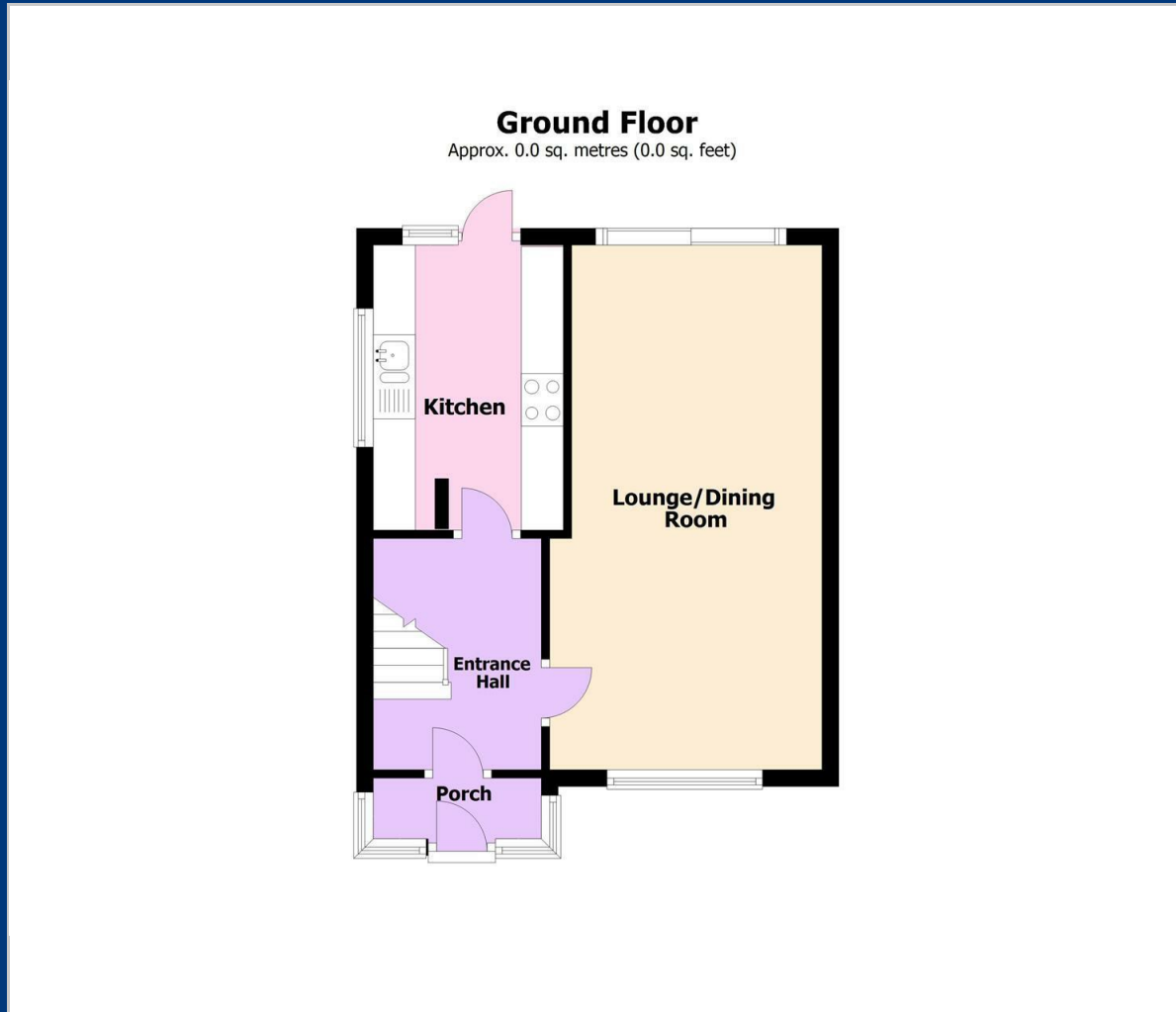
Bedroom Two  
10'7" x 11'11" (3.243 x 3.633)

Bedroom Three  
7'1" x 6'0" (2.173 x 1.835)

Bathroom

Exterior

## Floor Plan



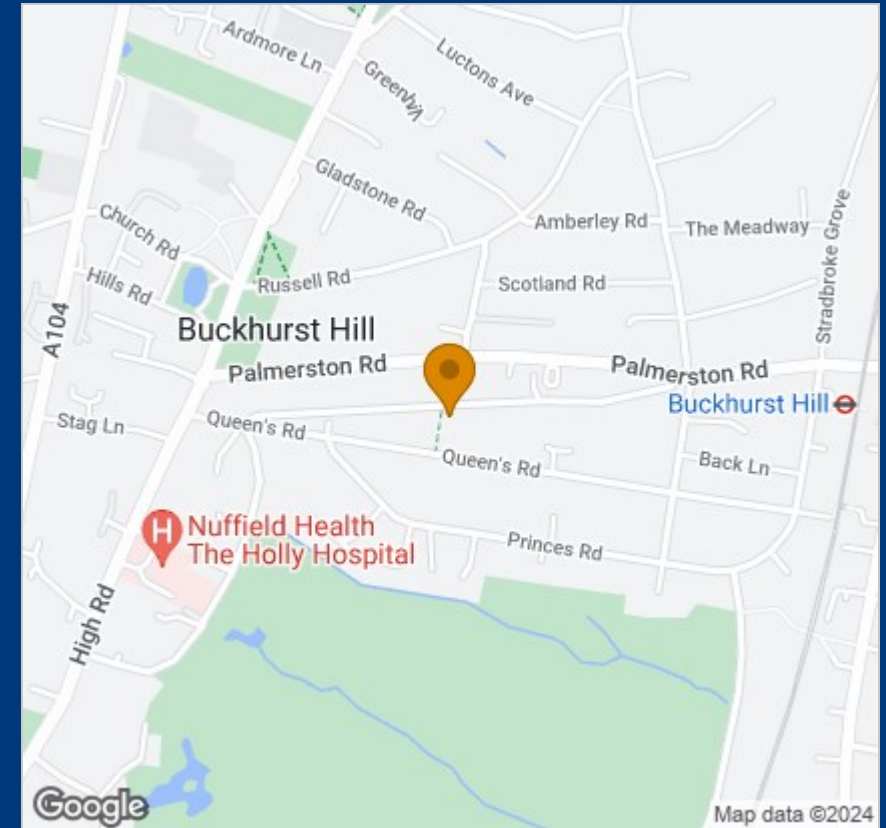
## Viewing

Please contact our Buckhurst Hill Office on +4420 8559 2211 if you wish to arrange a viewing appointment for this property or require further information.

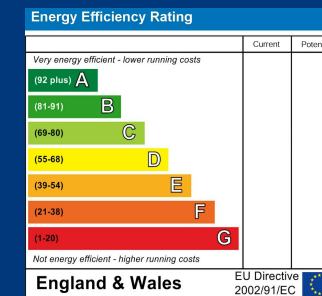
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## Area Map



## Energy Efficiency Graph



Local Authority: Epping Forest District Council  
Council Tax Band: D  
Service Charge:  
Ground Rent: