



Roebuck Lane, Buckhurst Hill, IG9 5QX

£4,250 Per Month

- Available Immediately
- Three Bathrooms
- Swimming Pool
- South Facing Rear Garden
- Four Bedroom Detached House
- Multiple Reception Rooms
- Integral Garage
- Holding Deposit £980.77 Security Deposit £4903.85

Roebuck Lane, Buckhurst Hill, IG9 5QX

Caplen Estates welcomes to the rental market this four bedroom detached house, situated within one of Buckhurst Hills, prime roads, Roebuck Lane. This spacious property is offered unfurnished and is available to rent ASAP.

Entering this stylish property you are met by a large entrance hall giving access to a large through lounge with interconnecting doors. Off the main reception you also have a further reception room with views over the picturesque garden. The kitchen/dining room is bright with skylight windows and bi fold doors overlooking the rear garden. The bespoke fitted kitchen offers ample storage, fitted appliances and access to a utility room.

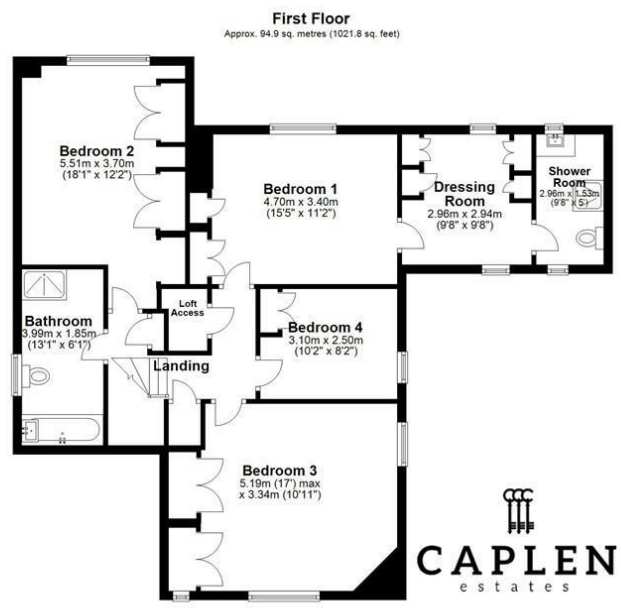
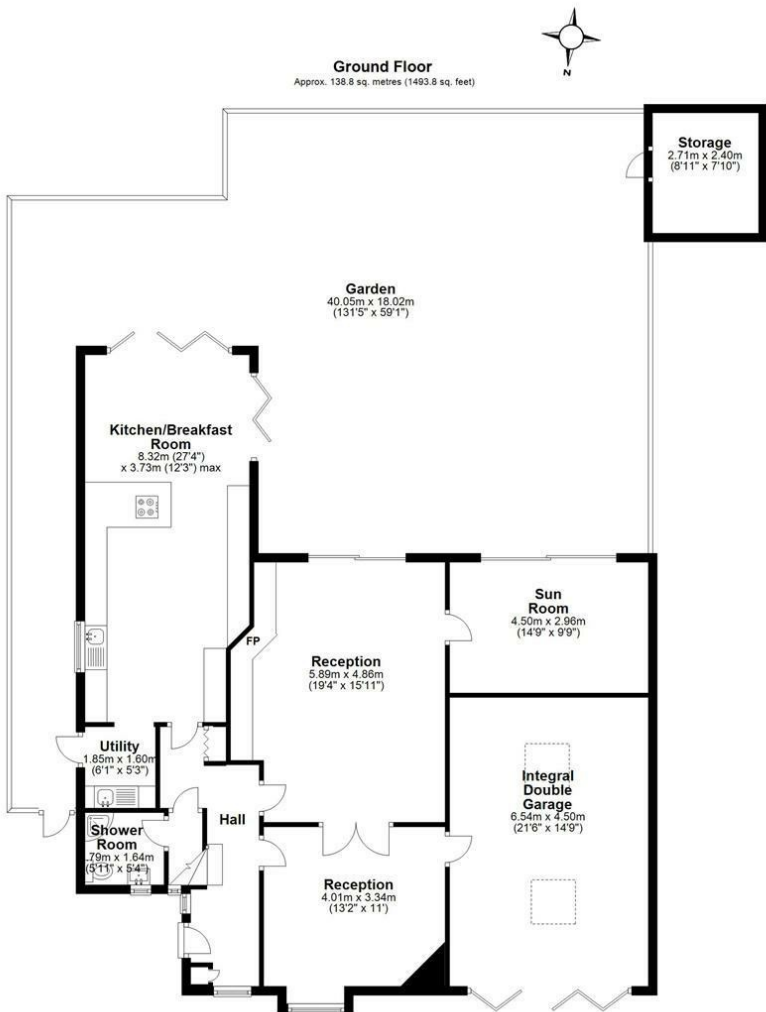
The upstairs landing gives access to three double bedrooms all with fitted wardrobes and the main bedroom including a walk in wardrobe and en suite shower room. There is a further single bedroom and fully tiled family bathroom with separate shower. Additionally there is an integral garage, ground floor shower room which is ideal for use after a dip in the outside pool. The south facing rear garden is ideal for summer evening with a large patio for alfresco dining, mature lawn, shrubs and storage. Call our lettings team on 0203 937 7733 to arrange a viewing.

Holding Deposit £980.77 Security Deposit £4903.85



Council Tax Band: G



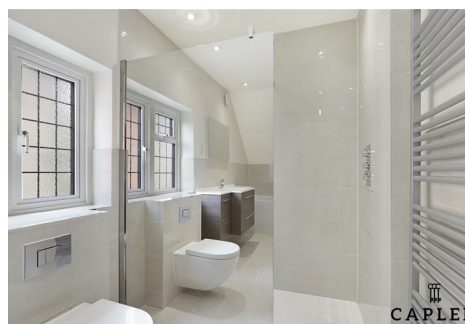


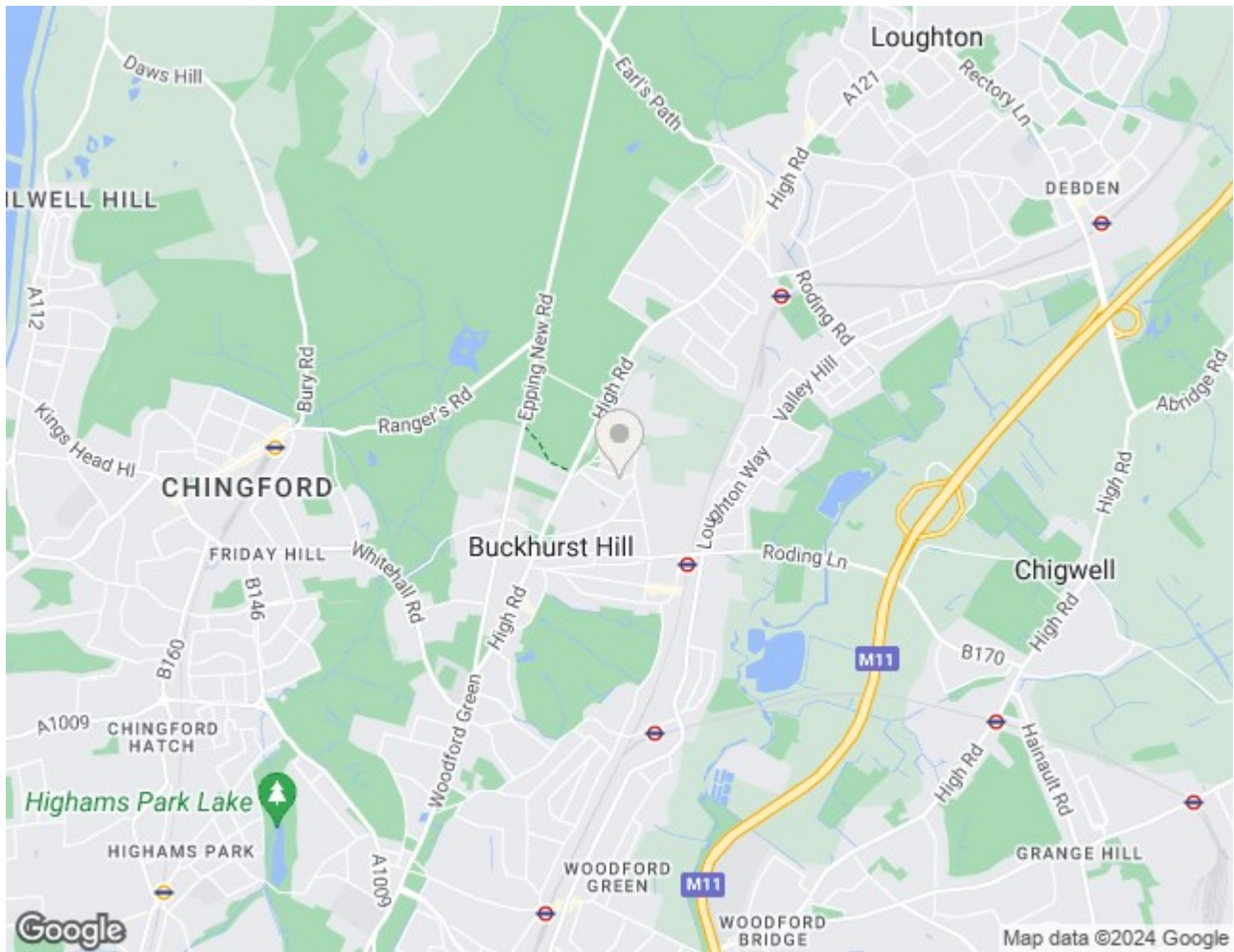
Total area: approx. 233.7 sq. metres (2515.6 sq. feet)



CA

CA





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		82
(69-80) C	69	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

EPC Rating:

C

Council Tax Band

G

Viewings

Viewings by appointment only. Call 0203 937 7733 to make an appointment.