

ANDREWS CLOSE,
BUCKHURST HILL,

Farr O'Neil
RESIDENTIAL ESTATE AGENTS



Beautifully refurbished property | Situated just off Queens Road | Three bedrooms with fitted wardrobes | Contemporary fitted kitchen | Stylish bathroom with separate shower | Ground floor cloakroom | 45ft rear garden | Garage & parking | Excellent spot for shops, Central Line & Schools | EPC rating C71 / Council Tax band E

Price Range
£600,000 to
£625,000

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Ideally situated just off Queens Road, right in the heart of Buckhurst Hill, is this recently updated three bedroom mid-terrace house. Features include a stunning contemporary kitchen, a spacious reception room with bi-fold doors opening to the garden, guest cloakroom, bedrooms with fitted wardrobes, garage and guest parking area.

Location

Andrews Close is situated in a wonderful spot, just off Queens Road with its cafes, restaurants and boutique shops alongside a Waitrose supermarket - then just around the corner is the Central Line Station with its direct links into Canary Wharf, The City and West End. The area is well served with both state and independent schools, with the well thought of St John's Primary School a short walk away. With the area being surrounded by Epping Forest, along with an excellent selection of sports clubs and a David Lloyd Centre close by, you would never be short of leisure pursuits.

Interior

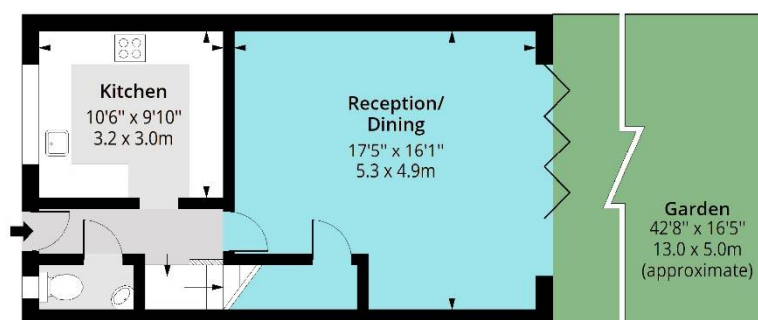
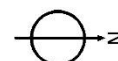
The ground floor accommodation commences with a welcoming entrance hall with original parquet flooring and to the front of the house is a very handy guest cloakroom. The kitchen has recently undergone a transformation with a stylish range of gloss units with contrasting worktops including a breakfast bar. There is ample space for appliances along with plenty of storage options. To the rear is a generous reception room, also with original parquet flooring with recently fitted bi-fold doors opening to the rear garden. Upstairs are three well appointed bedrooms, all with fitted wardrobes and served by a spacious family bathroom with a white suite including both a bath and separate shower.

Exterior

To the front of the property is a garden area which is laid to lawn with mixed borders and a path to the front entrance. The rear garden measures approximately 45ft in length commencing with a patio area for entertaining, with the remainder laid to lawn with mature shrub & tree borders. To the rear is a decked area with a timber garden shed. The house also has a garage in the close with an up and over door and parking is available outside the house or in a guest parking area for the residents of Andrews Close.

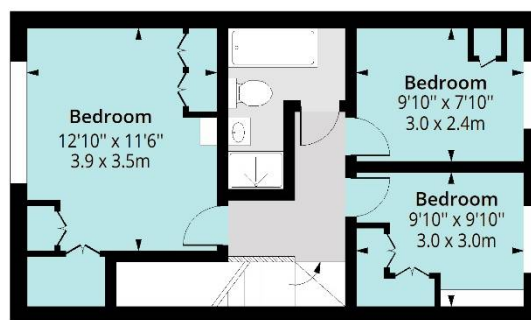
Andrews Close, IG9

Approx. Gross Internal Area 958 Sq Ft - 89.00 Sq M



Ground Floor

Floor Area 479 Sq Ft - 44.50 Sq M



First Floor

Floor Area 479 Sq Ft - 44.50 Sq M



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

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Date: 20/10/2025

Whilst every care is taken to ensure the accuracy of these details no responsibility for errors or misdescription can be accepted nor is any guarantee offered in respect of the property. These particulars do not constitute any part of an offer or contract.
Details Prepared on 20th October, 2025

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