



## St. Leonards Road, Waltham Abbey, EN9 2HN

**Reduced To £264,995**



- \*\*\*Chain Free\*\*\*
- \*\*\*Lease Remaining Approx. 104 Years\*\*\*
- \*\*\*Leasehold Charges Approx. : £35 PCM\*\*\*
- \*\*\*Ground Rent Approx. £10 Per Annum\*\*\*

Welcome to St. Leonards Road, Nazeing, Waltham Abbey - a charming location that could be the perfect setting for your new home! This delightful ground floor maisonette offers a cosy retreat with 1 reception room / living room, 1 bedroom, 1 bathroom & Kitchen making it an ideal space for a single professional or a couple looking for a peaceful abode. It has an energy rating 'D' and is central heated, double glazed and has the added benefit of underfloor heating in the hallway & bathroom.

Situated in a tranquil neighbourhood, this property exudes a sense of serenity and comfort. The reception room provides a warm and inviting space to relax and entertain guests, while the bedroom offers a peaceful sanctuary for rest and relaxation. The bathroom is modern and well-appointed, ensuring convenience and comfort.

The allure of this maisonette extends beyond its interiors. St. Leonards Road boasts a friendly community atmosphere, perfect for those seeking a sense of belonging. The surrounding area offers picturesque views and easy access to local amenities, providing the best of both worlds - a peaceful retreat with convenience at your doorstep.

Renowned for its serene ambiance, the area is further enhanced by its proximity to green spaces such as Broxbourne Woods and Lee Valley Regional

