



CHURCHILL
estates



Epping New Road,
Buckhurst Hill

Offers In Excess Of
£525,000

Tenure : Leasehold

Floor Area : 1025.00 sq ft

Local Authority : Epping Forest

Council Tax Band : F

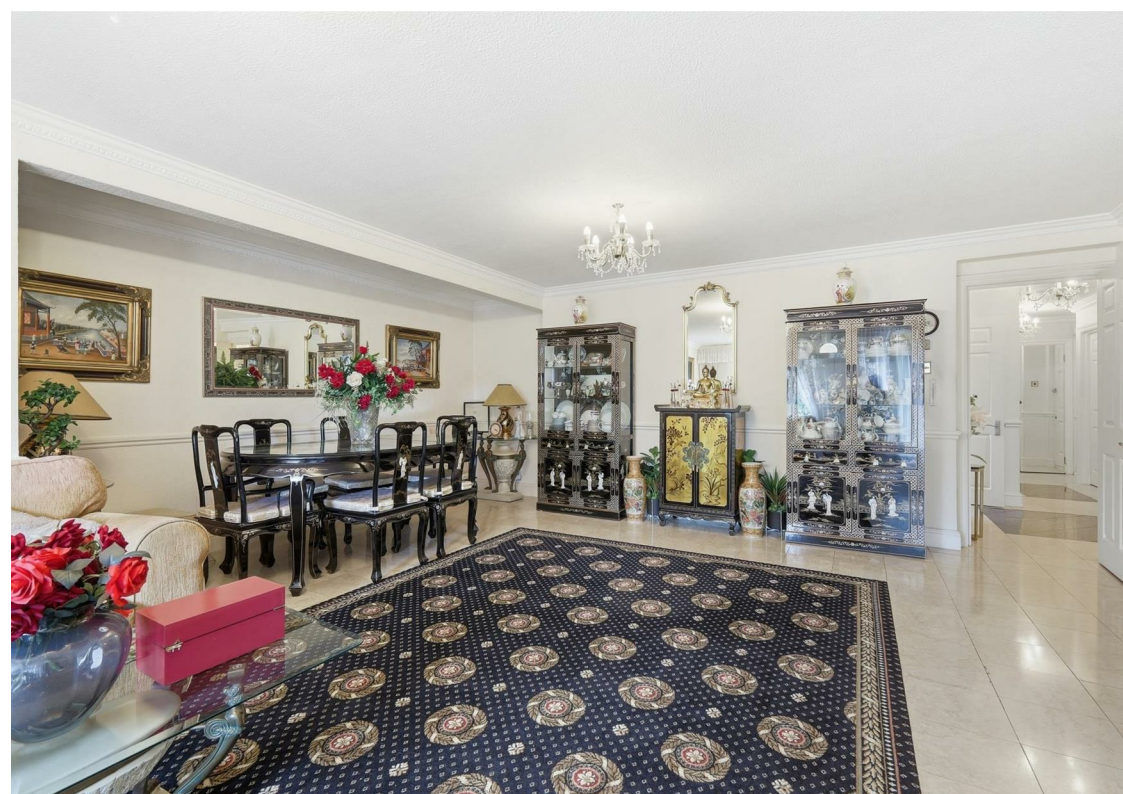
Bedrooms : 2

Receptions : 1

Bathrooms : 2



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		82
(69-80) C	79	
(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



Situated within the sought-after gated development of Forest Heights, this beautifully presented second-floor apartment benefits from concierge service, lift access, secure underground parking, and a long lease.

The property offers two spacious double bedrooms, both with built-in storage. The master bedroom features a generous en-suite bathroom with both a bath and separate shower. The bright and spacious reception room provides ample space for both living and dining, with direct access to a private balcony. The balcony can also be accessed from the master bedroom, creating an ideal space to relax. The separate kitchen is well-proportioned and fitted with contemporary white high-gloss units, offering excellent storage and generous worktop space.

Ideally located, the apartment is just a short walk from Buckhurst Hill Central Line Station and the boutique shops, cafés, restaurants, and amenities of Queens Road, making it perfect for commuters and those seeking a vibrant local lifestyle.

Offered to the market chain free, this is an excellent opportunity to acquire a stylish apartment in one of Buckhurst Hill's most desirable developments.







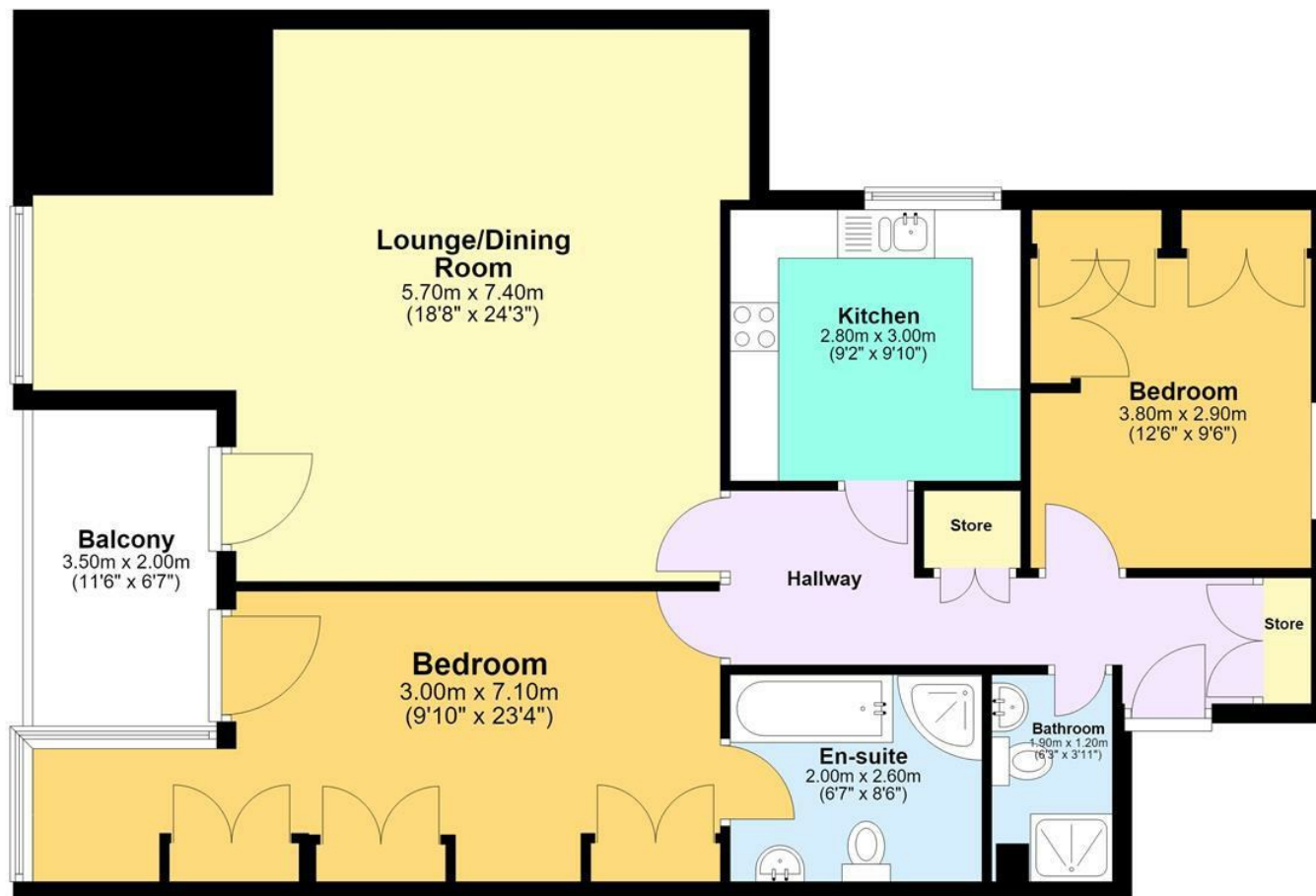
- Sought after gated development with concierge
- Two double bedrooms
- Underground parking
- Private balcony
- Spacious reception room
- Second floor apartment
- Two bathrooms
- Long lease
- Chain free
- Short walk to Buckhurst Hill Central Line Station & Queens Road amenities





Second Floor

Approx. 95.3 sq. metres (1025.4 sq. feet)
(excluding Balcony)



Total area: approx. 95.3 sq. metres (1025.4 sq. feet)

This floor plan has been created by a third party and should be used as a general outline for guidance only. Any areas, measurements or distances quoted are approximate and any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and/or full survey as to the correctness of each statement. We accept no responsibility or liability for any loss whatsoever that may arise as a result of this plan and the information contained within.

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Forest Heights

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