



**Badburgham Court, Waltham Abbey EN9 3EB**

**welcome to**

**Badburgham Court, Waltham Abbey**

William H Brown are really pleased to bring to the market this lovely modern one bedroom ground floor flat situated in a lovely spot in Waltham Abbey.



**Accommodation Comprises Of:  
Entrance Hall**

Three storage cupboards, tiled floor.

**Lounge**

16' 8" x 10' 2" ( 5.08m x 3.10m )

Double glazed door to rear aspect, double glazed window to rear aspect, laminate floor, underfloor heating.

**Kitchen**

8' 2" x 8' ( 2.49m x 2.44m )

Double glazed window to front aspect, tiled floor, part tiled walls, a range of wall and base units with complimenting worktops, vertical radiator.

**Bedroom**

13' 7" x 10' 4" ( 4.14m x 3.15m )

Double glazed window to rear aspect, radiator.

**Bathroom**

Double glazed window to front aspect, tiled walls, tiled floor, paneled bath, wc, wash hand basin, radiator, underfloor heating.



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## Badburgham Court, Waltham Abbey

- Large double bedroom
- Ground floor
- Access onto communal gardens
- Popular location
- Lovely modern decor

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: 552.00

Ground Rent: 10.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 22 Feb 1993. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

**£220,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
BRX109691 - 0006

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443. Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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