

HIGH ROAD,
BUCKHURST HILL

Farr O'Neil
RESIDENTIAL ESTATE AGENTS



First floor two bedroom, two bathroom apartment | Over 800 sq. ft. of accommodation | Allocated parking space and garage en bloc
Spacious living / dining room with balcony | Main bedroom with en suite | No onward chain | Excellent location for Queens Road, shops & Epping Forest | EPC rating C / Council Tax Band E

Price Range
£410,000 to
£425,000



Situated in a highly regarded development is this first floor two bedroom apartment. The property offers a spacious lounge / diner with access to a private balcony, fitted kitchen with ample storage, two spacious double bedrooms with wardrobes, one en suite and a separate family bathroom. Further features include one allocated parking space, garage en bloc and delightful communal grounds.

Location

Knighton Green is ideally positioned for Queens Road, with its range of boutique shops, cafes and restaurants, along with a Waitrose Supermarket. The Central Line Station is a walk away, with direct links to the City, West End, Westfield and Canary Wharf, whilst for road users the M25, M11 and routes into London are close by. The area is well served for leisure pursuits, surrounded by Epping Forest and with a good selection of tennis, cricket and golf clubs, with a David Leisure Centre close by. There is also an excellent choice of both state and independent schools in the area.

Interior

The accommodation commences with a welcoming entrance hall with useful storage cupboards. The living space is made up of a generous open plan lounge / dining room offering ample room for furnishings. This is a bright room and has patio doors onto a delightful south easterly facing balcony. The fitted kitchen is open to the dining area, perfect for entertaining. There are two double bedrooms, both with fitted wardrobes and the main benefitting from an en-suite bathroom, and there is also a separate shower room.

Exterior

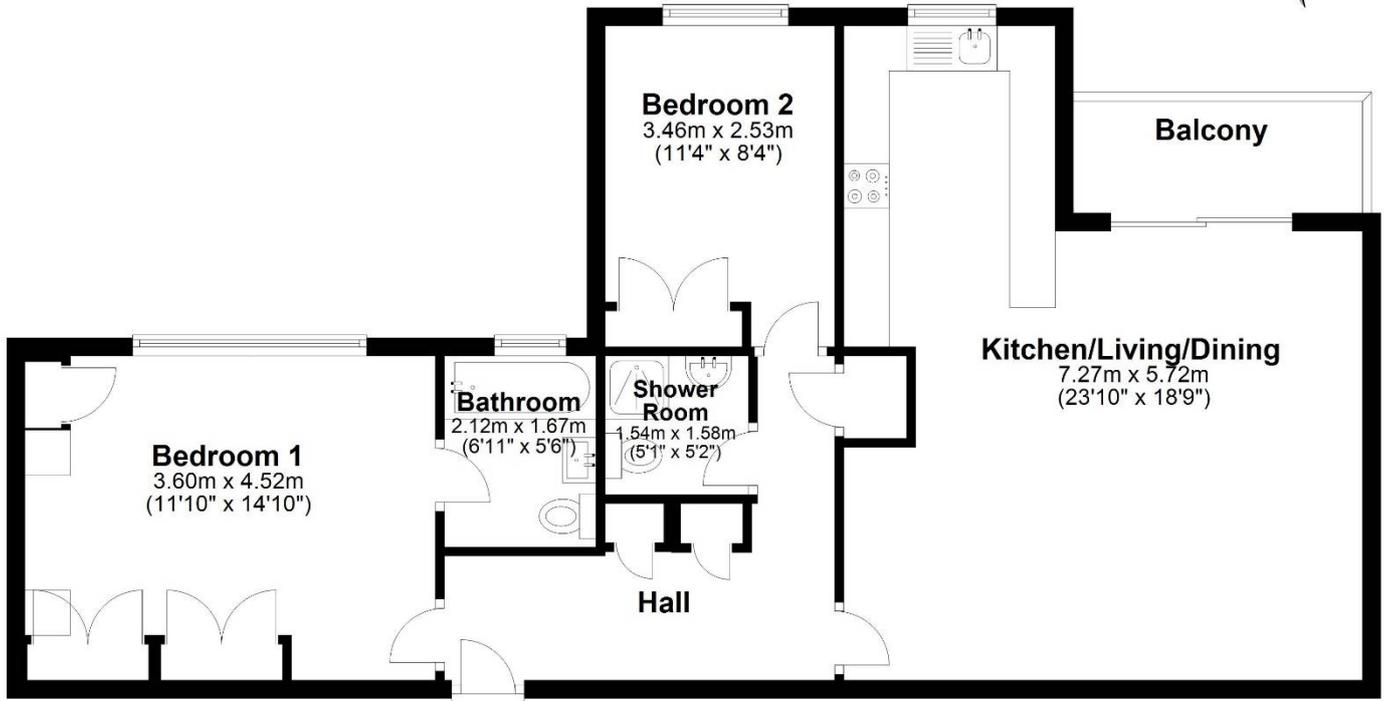
Knighton Green is a private development of similar apartments with delightful communal gardens surrounding the buildings, allocated parking spaces and this property is sold with a garage en bloc.

Agent's Note

The sellers have informed us the service charge is £1,950.84 per annum and the ground rent is £125 per annum. There is a lease of 85 years remaining however the vendor has agreed to extend the lease whilst a sale goes through, so would ultimately have a lease in excess of 950 years.

First Floor

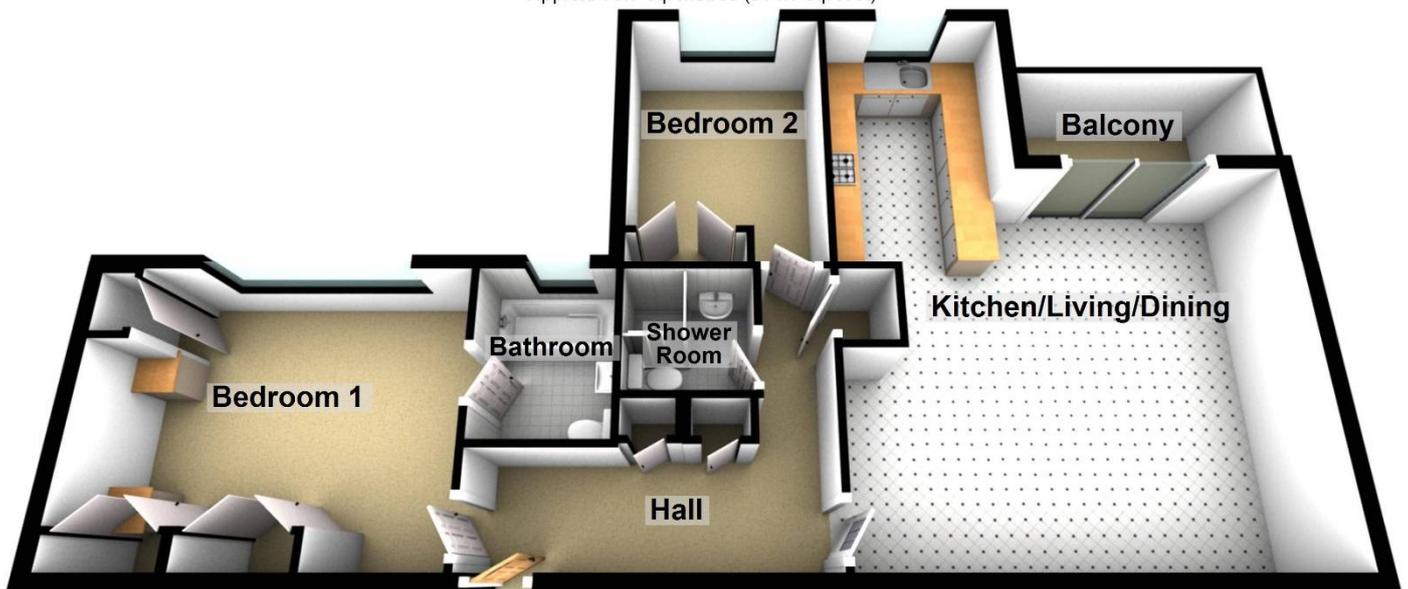
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Whilst every care is taken to ensure the accuracy of these details no responsibility for errors or misdescription can be accepted nor is any guarantee offered in respect of the property. These particulars do not constitute any part of an offer or contract.
Details Prepared on 25th February, 2026