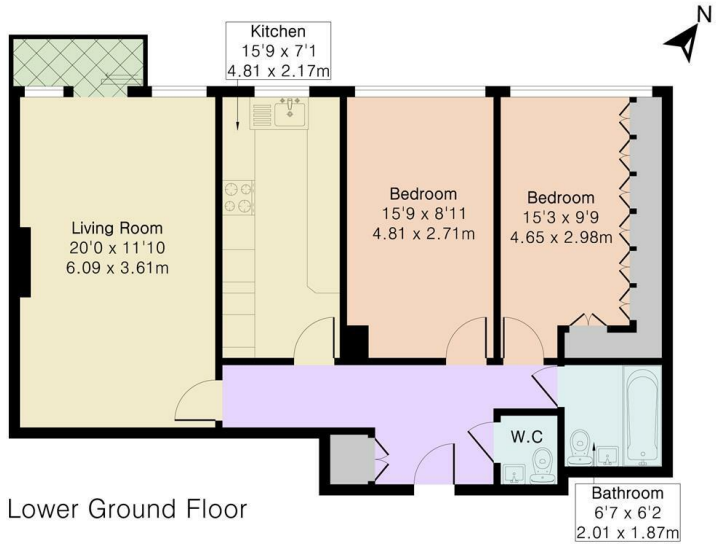




Approximate Gross Internal Area 840 sq ft - 78 sq m



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



Council: Redbridge | Council Tax Band: D | Floor Area: 840.00 sq ft

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



The Agent has not tested any apparatus ,equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. The agent has not had the sight of the title documents. A buyer is advised to obtain verification from their solicitors.

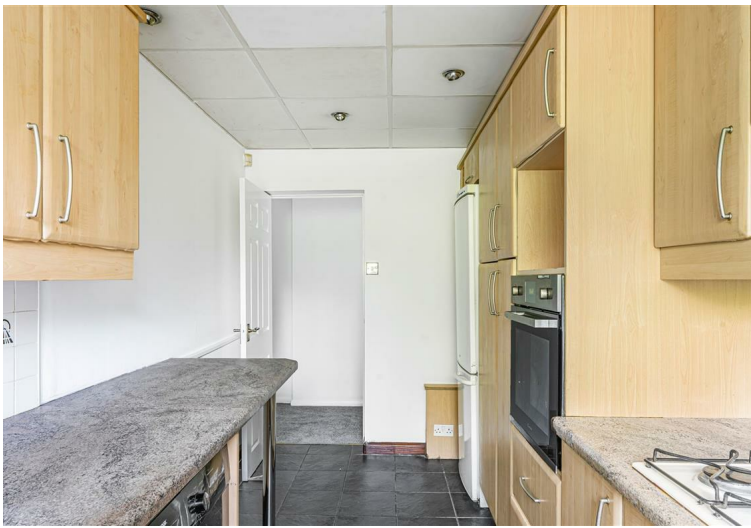


High Road, Buckhurst Hill, IG9 5HW
Offers In The Region Of £400,000 Leasehold - Share of Freehold

Bedrooms: 2 | Reception Rooms: 1 | Bathrooms: 1



Request a Viewing: **0208 504 2222** Email: **buckhursthill@wearechurchills.co.uk**



Ideally situated on Buckhurst Hill's sought-after High Road, this beautifully presented two double bedroom apartment offers generous living space, excellent convenience, and a fantastic location just moments from the station and the vibrant shops, cafés and restaurants of Queens Road.

Extending to approximately 840 sq. ft., the apartment has been newly decorated throughout and is ready for its next owner to move straight in. The bright and spacious living room provides plenty of space to relax or entertain, while the well-proportioned kitchen offers ample storage and worktop space. There are two generous double bedrooms, a family bathroom, and the added practicality of a separate WC. A real highlight is the private balcony which offers direct access to the attractive communal gardens.

Further benefits include lift access, a garage en bloc, secure residents' parking, and the added advantage of being offered with no onward chain and a share of the freehold.

