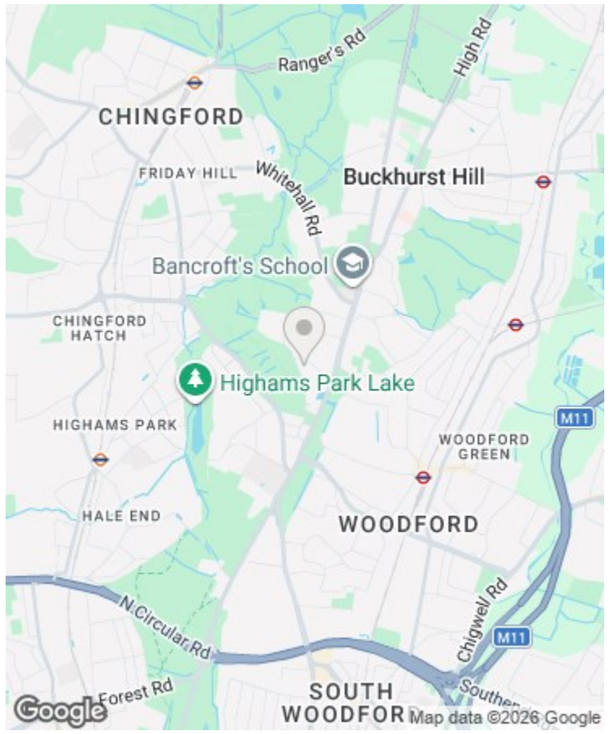
william rose



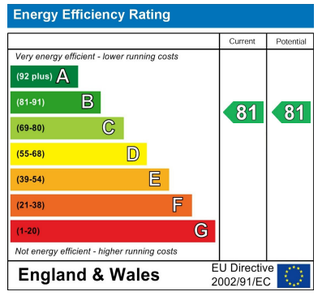
Directions

Viewings

Viewings by arrangement only. Call 02085042440 to make an appointment.

EPC Rating

B





Total area: approx. 69.3 sq. metres (746.5 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, ommison or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.
© @modephotouk | www.modephoto.co.uk
Plan produced using PlanUp.

Tree Tops









32 Tree Tops, Woodford Green, IG8 0SY

Guide Price £450,000

- *Guide price £450,000 - £475,000*
- First floor
- Balcony overlooking Golf course & forest
- En-bloc garage
- Fitted kitchen
- Two bedroom apartment
- Share of Freehold
- Lift access
- Shower room
- Walking distance to amenities & transport

475 High Road, Woodford Green, Essex, IG8 0XE
02085042440
sales@william-rose.com
https://www.william-rose.com/

475 High Road, Woodford Green, Essex, IG8 0XE
02085042440
sales@william-rose.com
https://www.william-rose.com/

32 Tree Tops, Woodford Green IG8 0SY

Guide Price £450,000 - £475,000 Set back off the popular Sunset Avenue is this large two bedroom apartment with a large balcony offering panoramic views of Epping forest and city skyline. The property benefits being sold chain free and having a share of freehold.

2 | 1 | 1 | B | Council Tax Band: E







New to the market is this spectacular two bedroom apartment which has a spectacular view from the balcony offering panoramic views of Epping forest and city skyline.

The property itself is located on the first floor and offers spacious accommodation throughout with its large entrance hallway with storage, lounge/dinner leading to a balcony, master bedroom with built in wardrobes. There is also a further double bedroom, a fitted kitchen and a shower room. The property is set back offering stunning views over the golf course and Forest. This unique apartment has many features including garage, beautiful communal gardens and being sold with the share of freehold plus being chain free.

Property Information / Disclaimer

LEASEHOLD (Share of Freehold)
Lease Length: 990 years remaining
Service Charge: £3,000 per annum
Ground Rent: £0

EPC Rating: B
Council Tax Band:

All the information provided about this property does not constitute or form part of an offer or contract, nor maybe it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose. Some images may have been virtually staged and are for illustrative purposes only. These images may include added furniture and decorative elements that are not present in the property. Buyers are advised to rely on physical inspection for an accurate representation.