



Whitehall Lane, Buckhurst Hill

Asking Price £375,000

 2
  1
  1
  C

MILLERS
ESTATE AGENTS

**** SPACIOUS FIRST FLOOR
APARTMENT ** TWO DOUBLE
BEDROOMS ** LOUNGE/DINER WITH
BALCONY ** LONG LEASE APPROX
107 YEARS ** GARAGE EN BLOC **
DESIRABLE LOCATION ****

A great first floor purpose built two bedroom apartment situated on a prestigious tree lined road with spacious accommodation and a garage.

The property is full of natural light and offers good proportioned rooms to include a entrance hallway with built in cupboards, a front lounge/diner with a door to a south facing 8' balcony with views over the front lawned communal gardens, there is a kitchen/breakfast room, two double bedrooms and a family bathroom. Additional benefits include a long lease, security Entryphone system and the property is also chain free.

Outside enjoys communal gardens to the front and side which are mainly laid to lawn. A driveway leads to a garage en-bloc.

Conveniently located nearby to both Central Line and Overground stations along with Buckhurst Hill shops with its vast array of bars, restaurants, boutiques and Waitrose supermarket. Close to Epping Forest which is a wonderful picturesque area ideal for long walks.





Communal Entrance Hallway

Entrance Hall

Kitchen/Breakfast Room
10'4" x 11'10" (3.16m x 3.60m)

Living Room
13'1" x 13'4" (3.98m x 4.07m)

Balcony
8'5" x 3'7" (2.56m x 1.09m)

Bedroom 1
12'0" x 11'4" (3.65m x 3.46m)

Bedroom 2
8'11" x 12'2" (2.72m x 3.71m)

Bathroom
6'9 x 6'11 (2.06m x 2.11m)

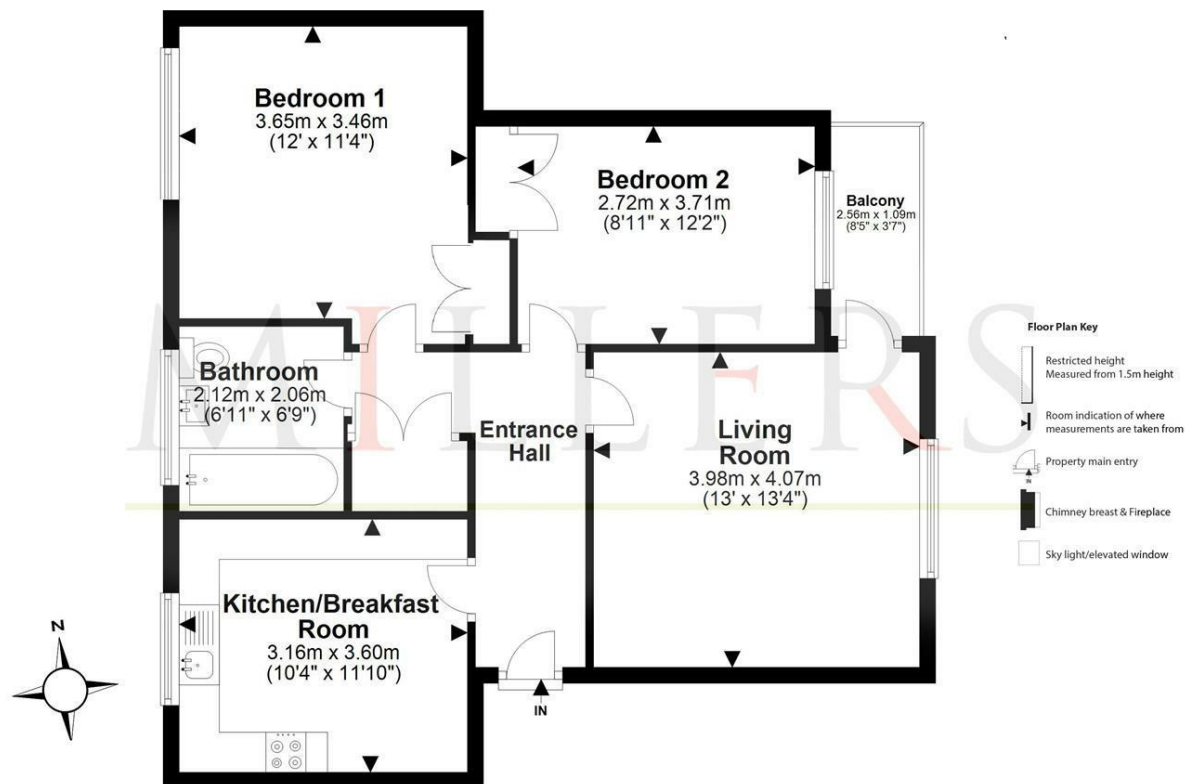
Garage En Bloc

Communal Gardens



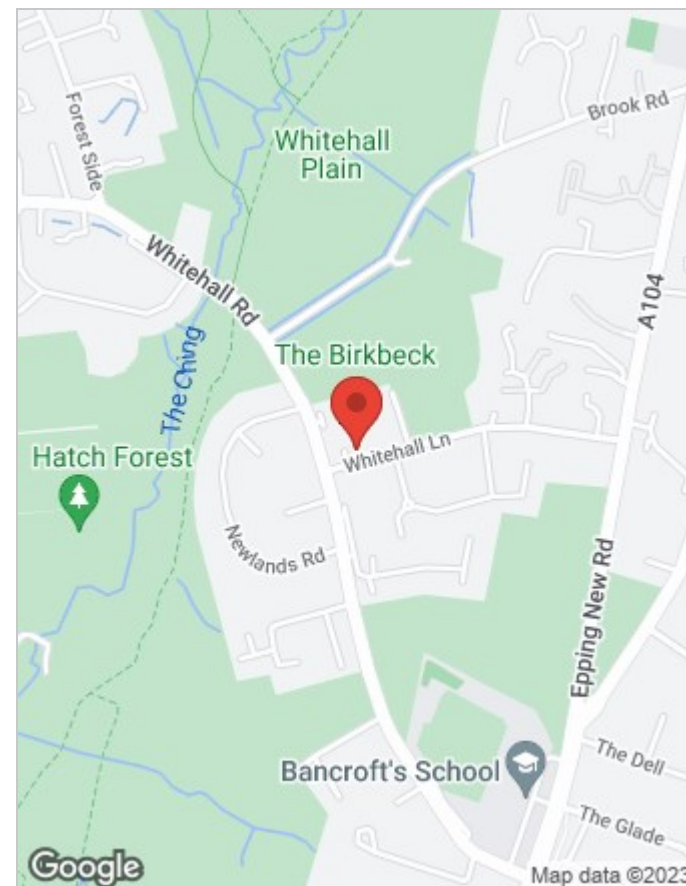
First Floor

Approx. 67.9 sq. metres (730.8 sq. feet)



Total area: approx. 67.9 sq. metres (730.8 sq. feet)

Our floor plans are intended to give a general indication of the proposed floor layout only and may vary in the finished building and overall footage
Plan produced using PlanUp.



Viewing

Please contact our Millers Office on 01992 560555
if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

229 High Street, Epping, Essex, CM16 4BP

Tel: 01992 560555 | Email: sales@millersepping.co.uk

www.millersepping.co.uk