



Abridge Road, Chigwell, IG7

BUTLER  STAG





# An impressive split level two double bedroom luxury apartment in a prestigious modern development located in the heart of Chigwell.



- Split Level Modern Apartment
- Underfloor Heating
- High Specification Fittings
- Two Bedrooms/Three Bathrooms
- Allocated Parking Space/Lift Access
- Adjacent to Golf Course & Gym

Arranged over the first and second floor of the building, the proportions are more than generous with attention to detail on light and finish along with underfloor heating throughout. Accommodation across the first level hosts an expansive central open-plan living/ dining/ kitchen space with integrated appliances and island, bi-folding doors leading onto one of its two impressive private balconies.

The first level is the capped off a separate storage cupboard and W/C. Upon entering the second (top) floor there are two generous double bedrooms, both with en-suites, fitted wardrobes and access to a second private balcony with north facing views.

Externally, on the approach to the development along the private entrance road, a private parking area is enclosed by communal gardens adjacent to the impressive main entrances with stone columns. Allocated parking is included for two vehicles along with ample communal parking for visitors.

The property is peacefully situated yet in close proximity of local's villages including Chigwell, Abridge and Theydon Bois. Central Line Underground stations are close by offering swift access into the City, Canary Wharf, West End and beyond. Nuffield Health Gym is a convenient short stroll away.

Council Tax Band D







IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

A large, dark blue silhouette of a stag's head with prominent antlers, facing left, serves as a background for the contact information on the right side of the page.

**BUTLER & STAG**

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