



**Newhall Court, Waltham Abbey, EN9**

**BUTLER & STAG**





**Situated in the desirable location of Newhall Court, Waltham Abbey, this well-presented one-bedroom apartment offers modern living in a thoughtfully designed layout.**



- One Bedroom Flat
- Available Now
- Good Location
- Purpose Built
- Modern
- Open Plan Living Room/Kitchen

Boasting approximately 602 square feet of internal space, the property comprises a spacious open-plan kitchen and lounge area measuring, perfect for both relaxing and entertaining.

The generously sized bedroom provides ample space for a double bed and additional furnishings, complemented by a built-in closet offering practical storage solutions. A modern bathroom with full-size bath, toilet, and sink is conveniently located off the hallway, along with a separate storage cupboard for added utility.

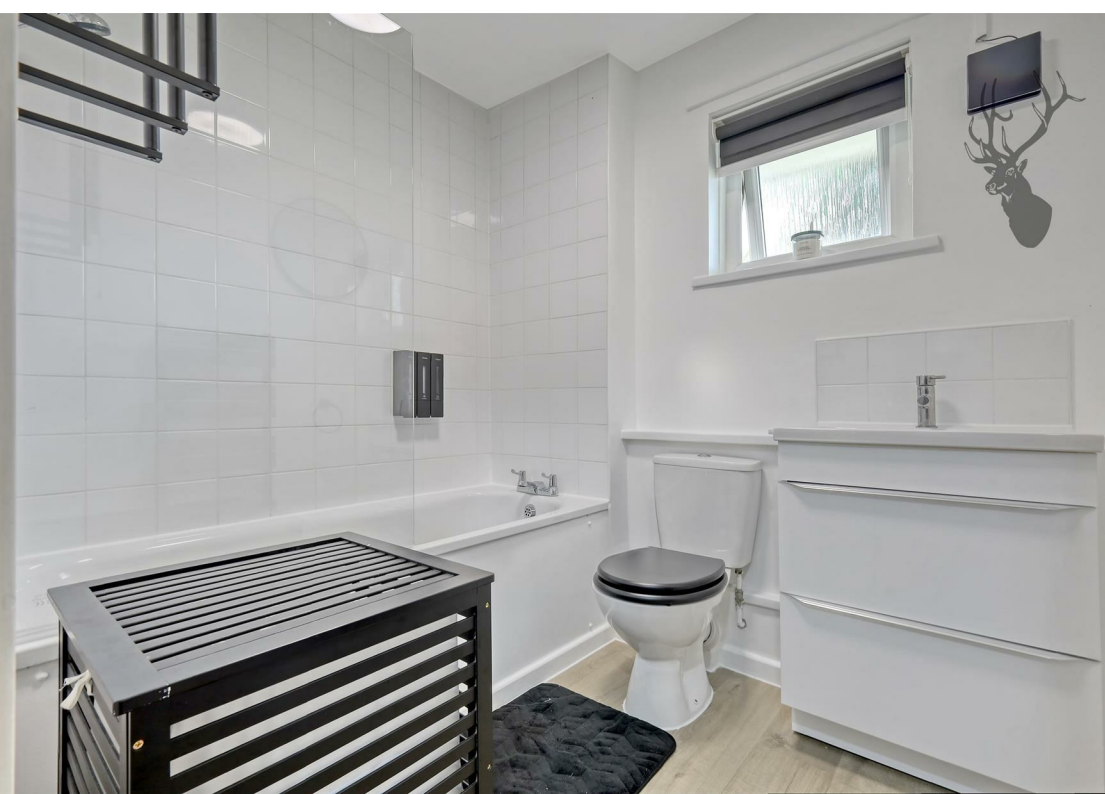
Located on the first floor, the apartment benefits from an efficient layout and natural light from large windows in both the lounge and bedroom. This property is ideal for professionals, couples, or individuals seeking a stylish and easy-to-maintain home in a quiet yet accessible part of town.

Newhall Court is well-positioned for access to local amenities and excellent transport links, making it a superb choice for commuters or those working from home. Early viewing is highly recommended.

Council Tax Band B



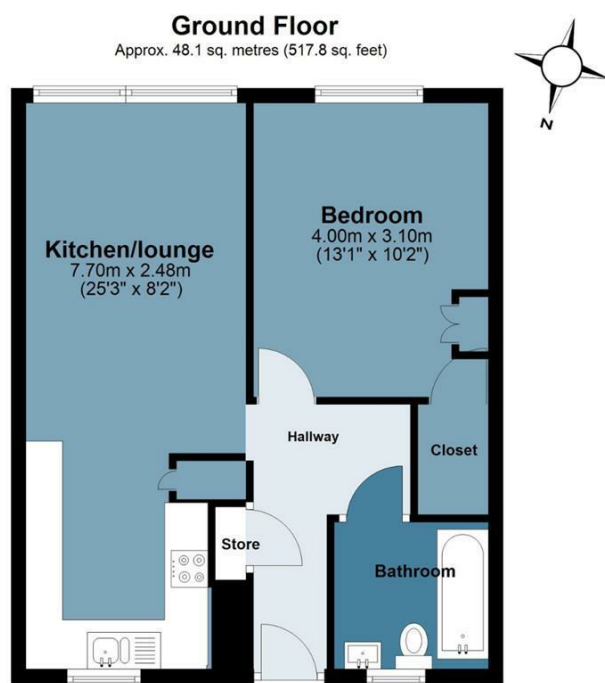




## Newhall Court

Approx. Gross Internal Area 56 sq. metres (602.4 sq. feet)

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Measurements are approximate and for illustration purposes only. While we do not doubt the accuracy and completeness, we advise you conduct a careful independent assessment of the property to determine monetary value  
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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.

BUTLER & STAG

☎ 020 8504 9000

🏠 184 Queen's Road, Buckhurst Hill, IG9 5BD

✉ buckhursthill@butlerandstag.com

[www.butlerandstag.uk](http://www.butlerandstag.uk)