

8A Sun Street
Waltham Abbey
Essex
EN9 1EE

T: 01992 652006
www.kings-group.net



Theydon Court, EN9 3HY



Offers In Excess Of £375,000 Freehold



Kings Group are pleased to offer for sale this three-bedroom mid-terrace property, located in Waltham Abbey. The current owners have provided a solid base, offering an excellent opportunity for a buyer to personalise and enhance the home to their own taste.

The ground floor features an open-plan layout, comprising a lounge and a kitchen fitted with white base and eye-level units, black cork worktop and a breakfast bar/island, providing a versatile and practical living.

The first floor comprises three bedrooms and a three-piece family bathroom with a bath.

Externally, the property offers a paved and pebbled rear garden with an outbuilding and gated rear access. The front garden is paved, providing a low-maintenance approach to the property.

Additional benefits include gas central heating and double-glazed windows throughout.

The property is conveniently located within walking distance of a bus stop with services to Waltham Cross British Rail station and Loughton Tube station, both approximately 15 minutes away.

Call Kings Group on 01992 652 006 to book your viewing – don't miss out!



Coverage
Mobile (based on calls indoors)
O2 - Good
EE - Good
Three - Average
Vodafone - Average

Broadband (estimated speeds)
Standard 2 mbps
Superfast 53 mbps
Ultrafast 1000 mbps

Satellite & Cable TV Availability
BT
Sky
Virgin

HALL

LIVING ROOM 14'8 x 11'3

KITCHEN 20'11 x 6'10

DINING ROOM 17'11 x 6'5

LANDING

BEDROOM

BEDROOM 13'10 x 8'1

BEDROOM 11'8 x 9'5

BEDROOM 13'10 x 5'10

BATHROOM

DISCLAIMER

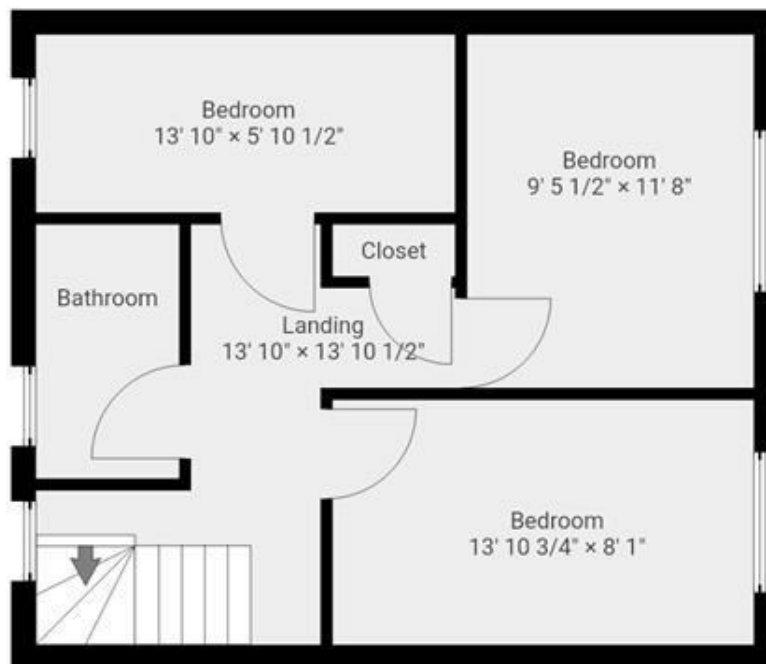
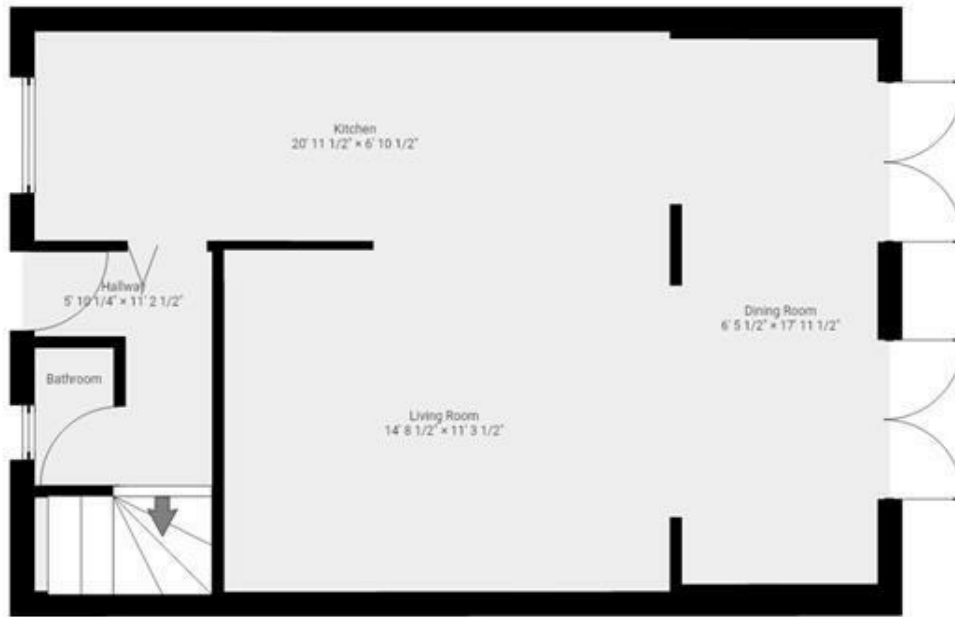
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3. The measurements indicated are supplied for guidance only and as such must be considered incorrect.
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5. References to tenure of a property are based upon information supplied by the vendor. The agent has not had sight of the title documents, a buyer is advised to obtain verification from their solicitor.
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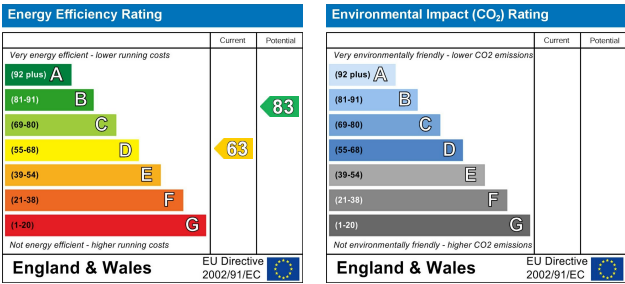
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(“These details are correct at time of going to press”).

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