

8A Sun Street
Waltham Abbey
Essex
EN9 1EE

T: 01992 652006
www.kings-group.net



Sun Street, EN9 1ER



Asking Price £225,000 Leasehold

CHAIN FREE

Kings are pleased to present this one-bedroom apartment located within a Grade II listed building on Sun Street, Waltham Abbey. The property comprises an open-plan living area incorporating a fitted kitchen with base and eye-level units, finished in teal blue and complemented by aqua panelling. Integrated appliances include a dishwasher, washing machine, and fridge/freezer.

The accommodation further includes a double bedroom with ample space for wardrobes and a bathroom fitted with a white three-piece suite and aqua panelling. Additional benefits include a wet electric central heating system, high-speed broadband of 100-150 Mbps, and a long lease, making the property suitable for both owner occupiers and investment purposes.

The property is centrally located within Waltham Abbey, within walking distance of local shops, cafés, restaurants, bus links, the Abbey Gardens, and Waltham Cross station, which provides rail connections to London and surrounding areas.

Call Kings Group to arrange your viewing and avoid disappointment!

Coverage

Mobile (based on calls indoors)

O2 - Good

EE - Good

Three - Average

Vodafone - Average

Broadband (estimated speeds)

Standard 10 mbps

Superfast -

Ultrafast -

Satellite & Cable TV Availability

BT

Sky

Virgin

RECEPTION 15'5 x 12'7

BATHROOM 8'1 x 5'9

BEDROOM 13'5 x 11'11

DISCLAIMER

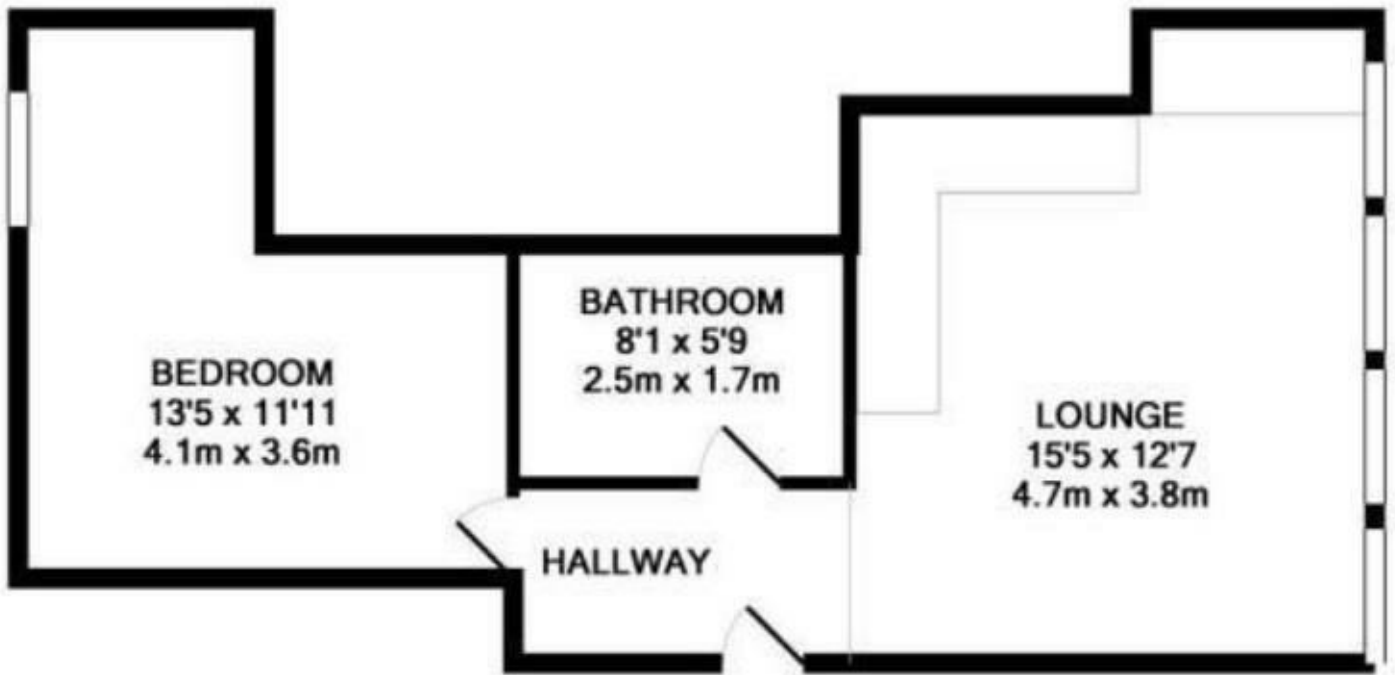
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2. General: While we endeavor to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you
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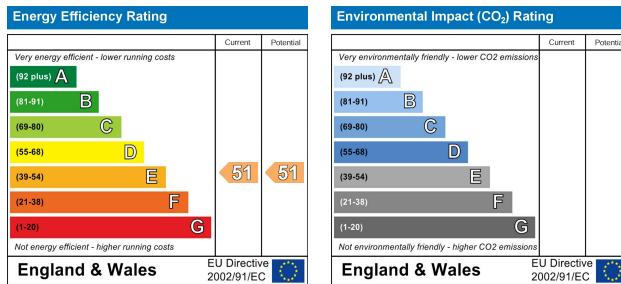


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("These details are correct at time of going to press").

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