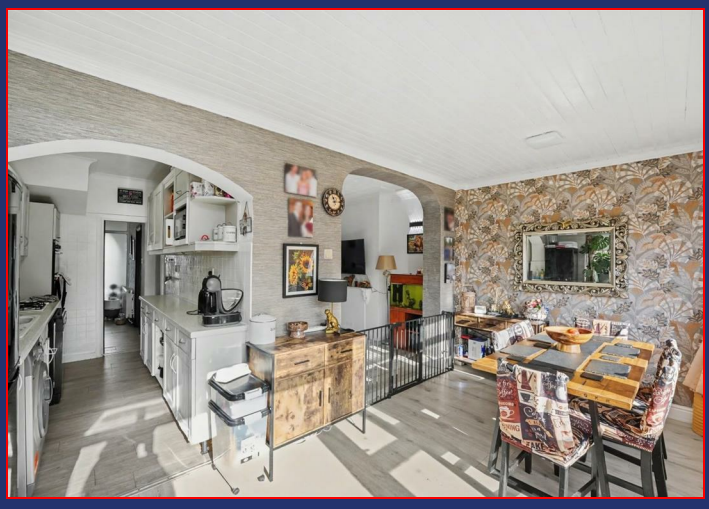
8A Sun Street
Waltham Abbey
Essex
EN9 1EE

T: 01992 652006
www.kings-group.net

Paternoster Close, EN9 3JX

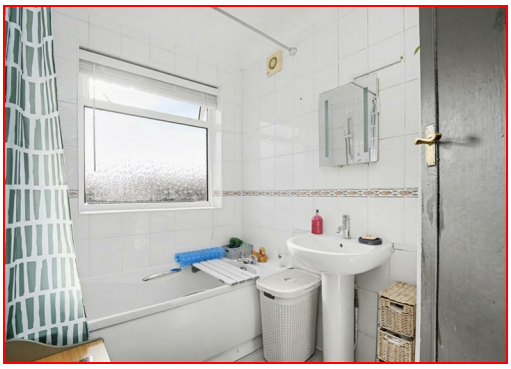


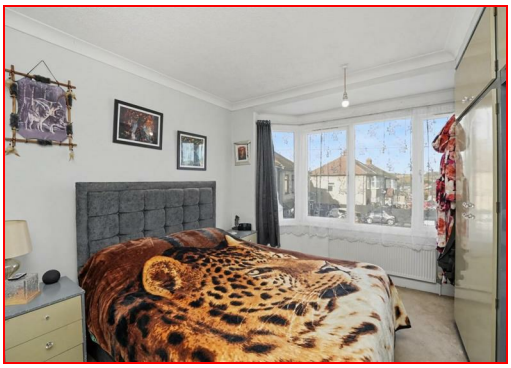


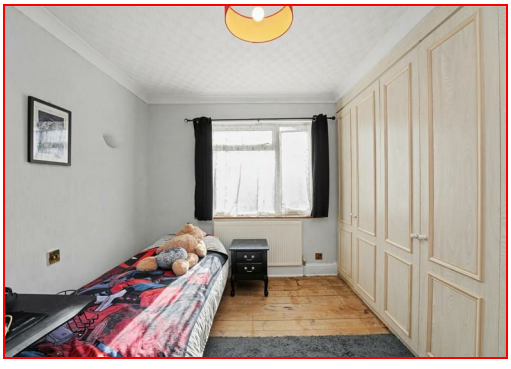


Offers In Excess Of £450,000 Freehold











LARGE CORNER PLOT | EXCELLENT POTENTIAL TO EXTEND (STPP) | GARAGE & OFF-STREET PARKING

GUIDE PRICE £450,000 - £460,000

This three-bedroom semi-detached home is situated on a generous corner plot in a residential area of Waltham Abbey, offering spacious accommodation and potential to extend, subject to the necessary planning permissions.

The ground floor includes a through lounge measuring 24'3" x 9'1", providing a versatile living and dining space. There is also a second reception room that can be used as a family room, dining room, or home office, along with a fitted kitchen.

On the first floor, the property offers three well-proportioned bedrooms and a family bathroom.

Externally, the property benefits from a wrap-around rear and side garden, offering a good amount of outdoor space. A brick-built garage is located to the rear and is accessed via a service road, while off-street parking is available to the front.

The property is located within reach of local schools, nurseries, shops, and everyday amenities. Transport links nearby provide access to surrounding areas, making the home suitable for a range of buyers, including families and commuters.

Call Kings Group on 01992 652 006 to arrange your viewing and avoid disappointment!

PORCH

HALL

THROUGH LOUNGE 24'3 x 9'1

RECEPTION 16' x 6'

KITCHEN 11'9 x 5'8

BEDROOM 10'5 x 12'11

BEDROOM 10'5 x 12'11

BEDROOM 6' x 8'11

BATHROOM 5'10 x 7'7

GARAGE

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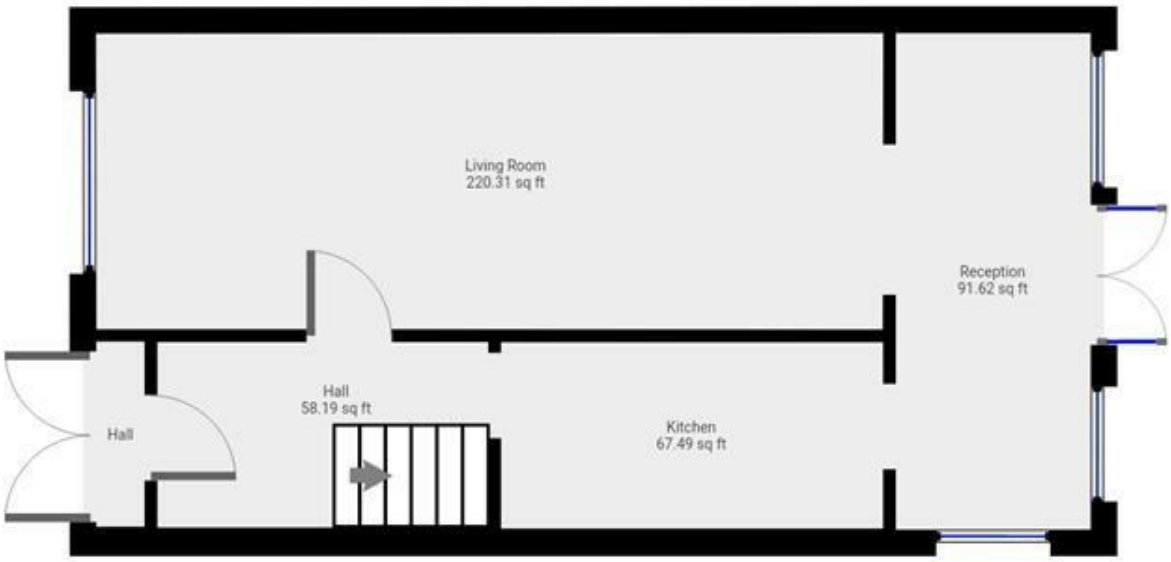

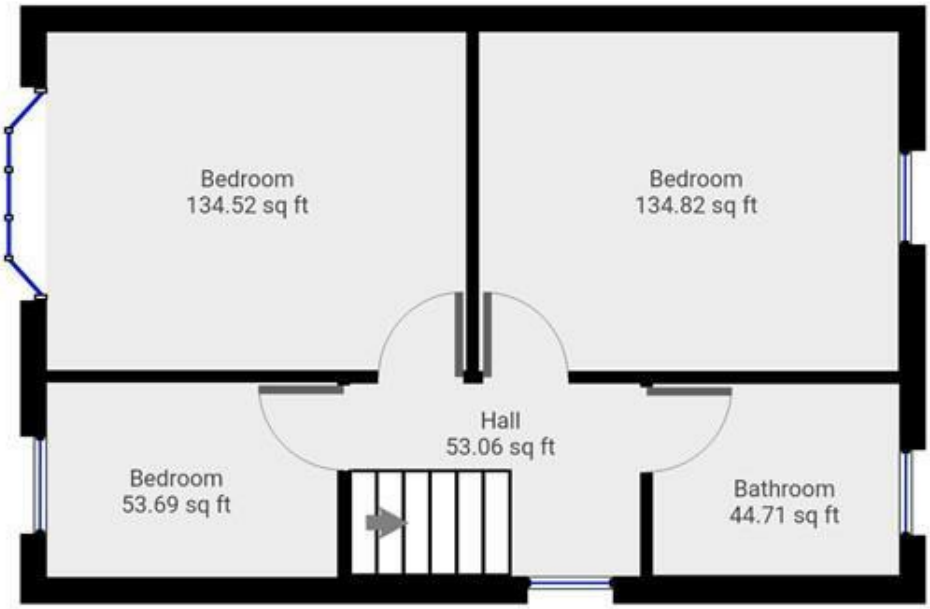

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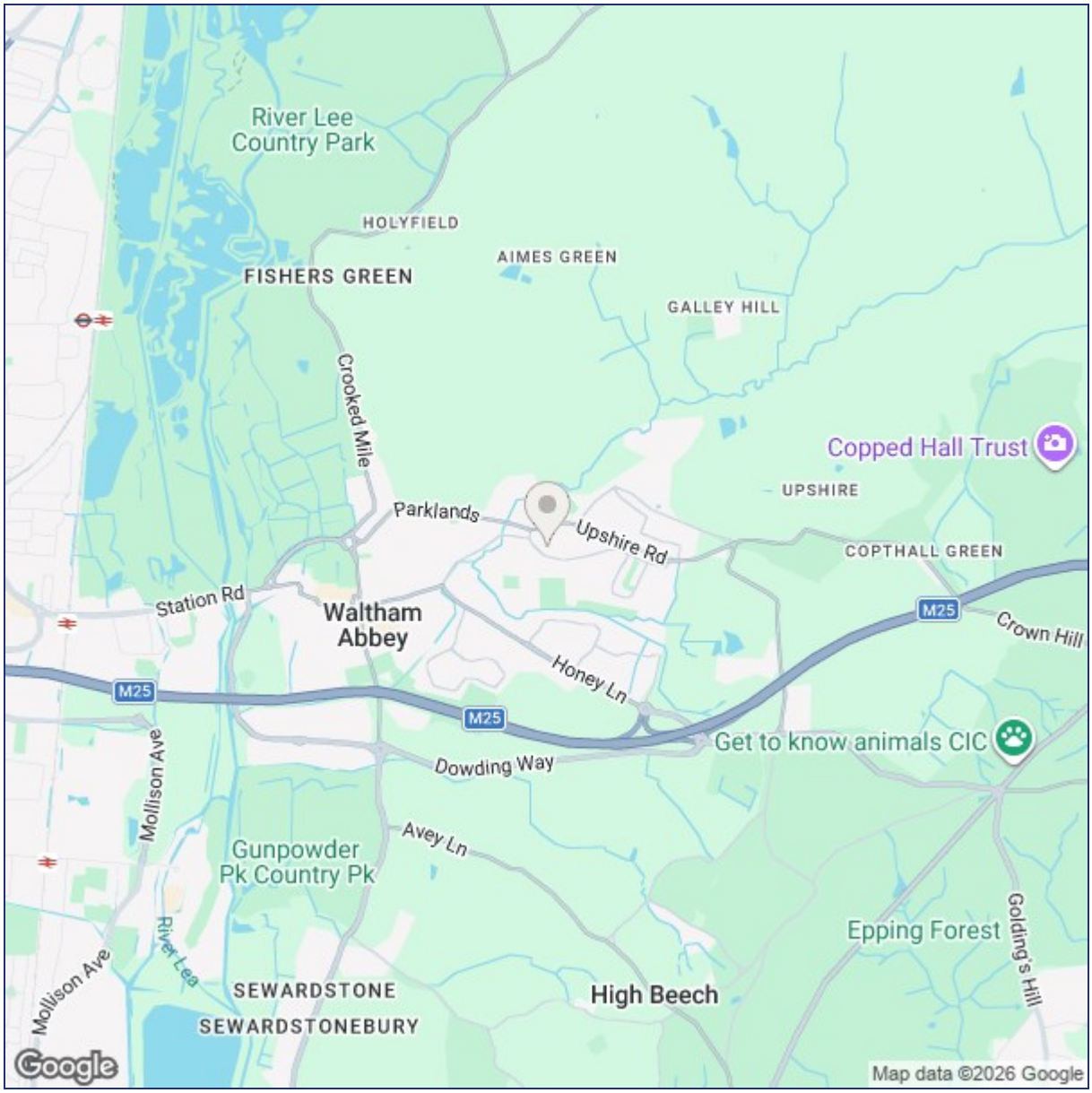

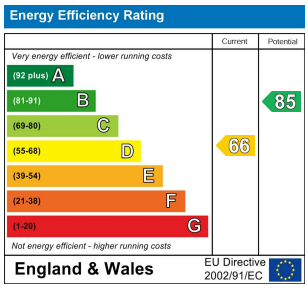

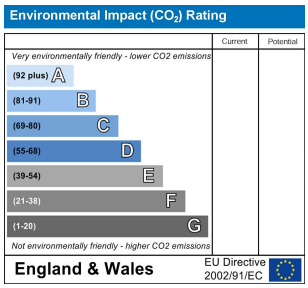

("These details are correct at time of going to press").

THE PROPERTY MISDESCRIPTIONS ACT 1991. The agent has not tested any apparatus, equipment, fixtures or services and so cannot verify that they are in working order, or fit for the purpose. References to the Tenure of a property are based on 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 or Surveyor.

The Property Ombudsman
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