



Walnut Way, Buckhurst Hill, IG9 6HX

Asking Price £699,995

- Three bedroom semi detached house
- Wood burning fireplace
- Ground floor w/c
- Landscaped rear garden
- Spacious open plan kitchen/dining room
- Bi fold doors leading to the rear garden
- Two bedroom with fitted wardrobes
- Close to local amenities, central line station and nature trails

Walnut Way, Buckhurst Hill, IG9 6HX

Nestled in the charming area of Walnut Way, Buckhurst Hill, this delightful 1930s house offers a perfect blend of character and modern living. The well-appointed bespoke fitted kitchen is ideal for culinary enthusiasts, with ample storage, built in appliances and breakfast bar. The dining area is saturate in natural light vie skylight windows and bi fold doors overlooking the rear garden.

The stylish living room benefits from a wood burning fire, bay window and wood flooring. The house features two spacious double bedrooms both with fitted wardrobes, further single bedroom and a well-maintained bathroom, designed for both functionality and comfort. Outside, you will find a fully landscaped rear garden convenient parking for two vehicles, a valuable asset in this sought-after location.

Buckhurst Hill is known for its vibrant community and excellent amenities, including shops, schools, and parks, making it an ideal choice for families and professionals alike. With its charming architecture and prime location, this property presents a wonderful opportunity for those seeking a home that combines traditional appeal with modern convenience. Do not miss the chance to make this lovely house your new home.



3



1



2



D

Council Tax Band: E



Living Room
4.42m x 3.71m (14'6" x 12'2")

Kitchen/Dining Room
6.02m x 5.51m (19'9" x 18'1")

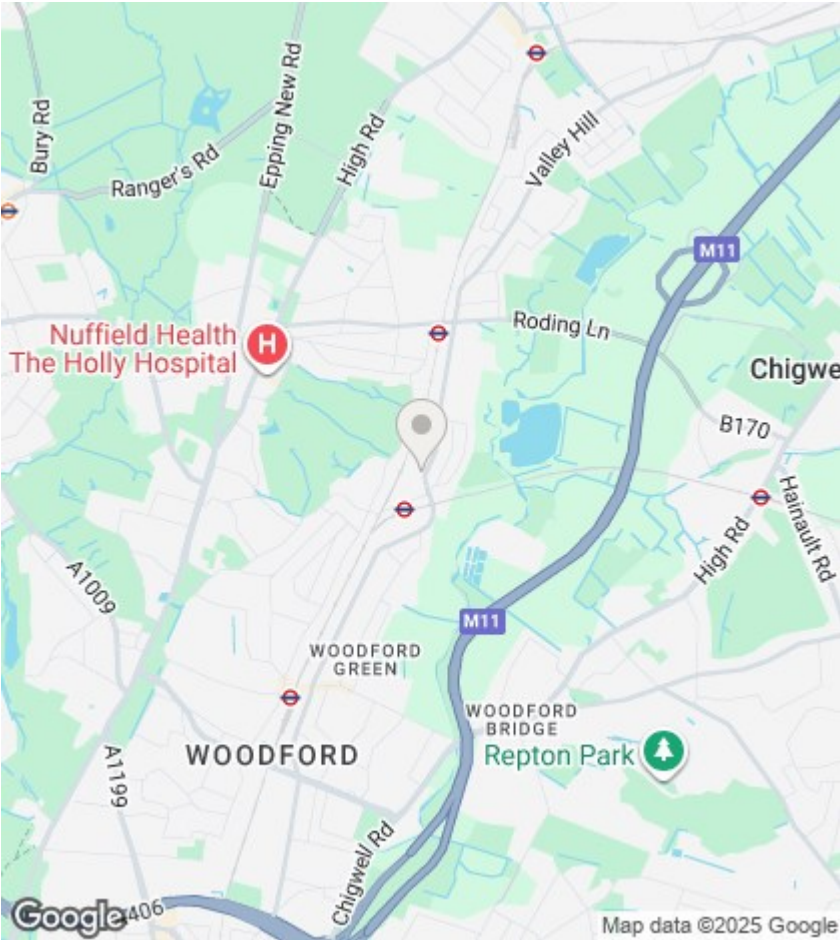
Garden
14.99m x 6.48m (49'2" x 21'3")

Bedroom 1
4.14m x 3.33m (13'7" x 10'11")

Bedroom 2
3.53m x 3.02m (11'7" x 9'11")

Bedroom 3
2.49m x 2.08m (8'2" x 6'10")

Bathroom
2.41m x 2.39m (7'11" x 7'10")



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		86
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	67	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

EPC Rating

D

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Viewings

Viewings by appointment only.
Call 0203 937 7733 to make an appointment.

Ground Floor
Approx. 54.6 sq. metres (587.8 sq. feet)



First Floor
Approx. 39.3 sq. metres (422.9 sq. feet)

