



Queens Road, Buckhurst Hill, IG9 5BY

**Knightons**

£1,450 Per Month



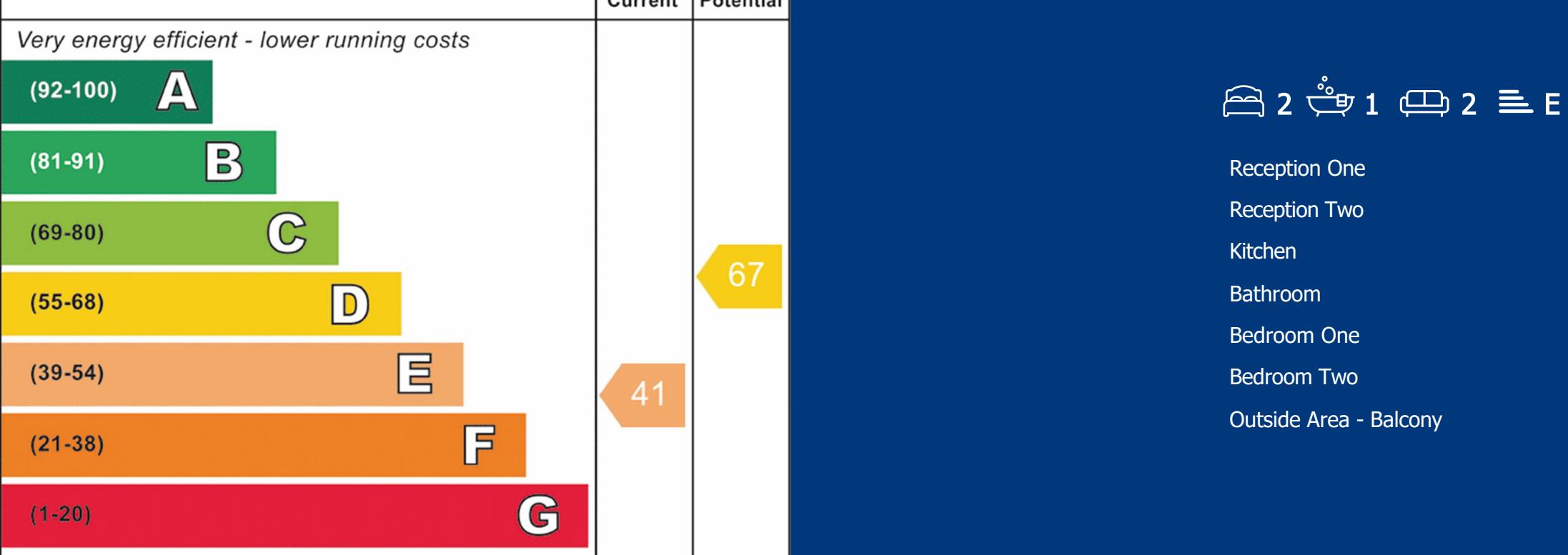
- TWO BEDROOM TWO RECEPTION ROOM MATIONETTE ABOVE SHOP
- MODERN FITTED KITCHEN
- SMALL ROOF TERRACE
- WALKING DISTANCE TO SHOPS AND BUCKHURST HILL UNDERGROUND STATION
- UNFURNISHED
- NEWLY FITTED ELECTRIC HEATERS
- CLOSE TO SHOPS, CAFES & RESTAURANTS
- AVAILABLE NOW

Located in Queens Road in Buckhurst Hill, this charming two-bedroom flat offers a delightful blend of modern living and convenience. Situated above a shop, the property boasts two spacious reception rooms, providing ample space for relaxation and entertaining. The modern kitchen is well-equipped, making it a pleasure to prepare meals, while the contemporary bathroom adds a touch of luxury to your daily routine.

The flat features a small balcony, perfect for enjoying a morning coffee or unwinding in the evening. With electric heating and double-glazed windows, you can expect a warm and comfortable environment throughout the year.

Location is key, and this property does not disappoint. It is just a short stroll to Buckhurst Hill underground station, making commuting to central London a breeze. Additionally, the flat is conveniently close to a variety of shops, providing easy access to everyday amenities.

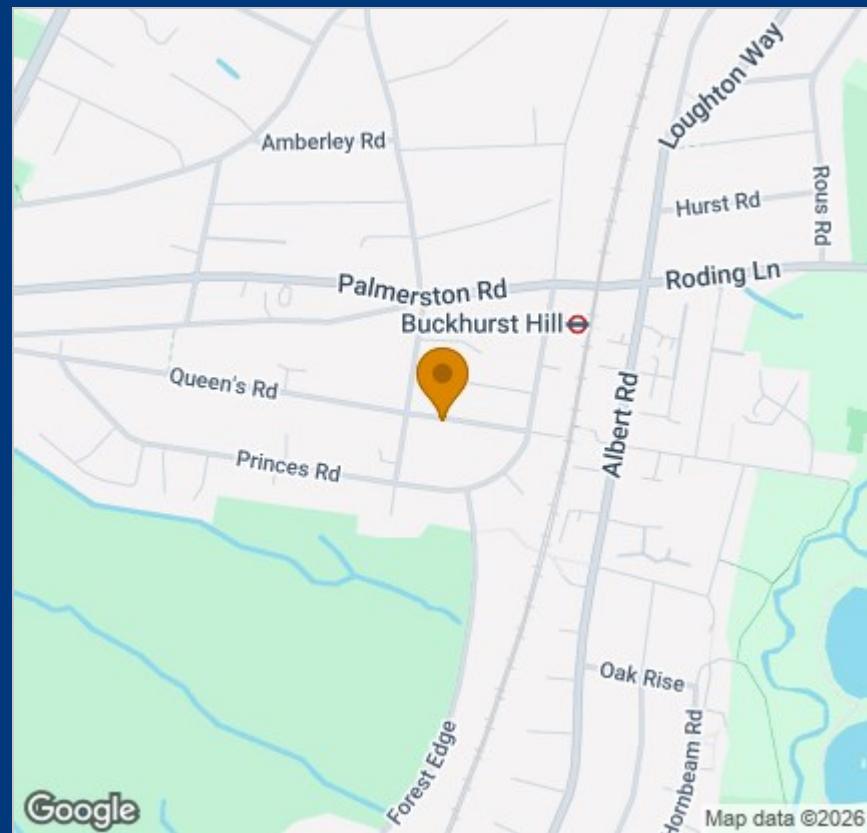
This property is available for immediate occupancy, making it an ideal choice for those looking to settle in a lively area with excellent transport links. This flat presents a wonderful chance to enjoy the best of Buckhurst Hill living.



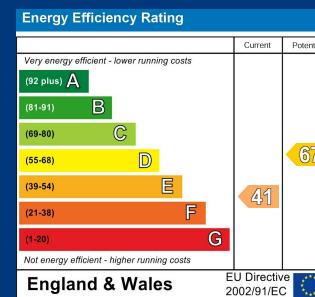
## Floor Plan



## Area Map



## Energy Efficiency Graph



Local Authority: Epping Forest District Council

Council Tax Band: C

Service Charge:

Ground Rent:

## Viewing

Please contact our Buckhurst Hill Office on +4420 8559 2211 if you wish to arrange a viewing appointment for this property or require further information.

**IMPORTANT NOTICE:** These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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