

BUCKHURST WAY,
BUCKHURST HILL,

Farr O'Neil
RESIDENTIAL ESTATE AGENTS



Stylish top floor apartment | Two/three bedrooms | Contemporary open plan living space | Separate study / bedroom three | Principal bedroom with en suite | Gated parking with allocated space | Gas central heating | No onward chain | Excellent location for the Central Line & Schools | EPC rating C79 / Council Tax band D

Guide Price
£420,000



Forming part of the top floor of this modern gated development is this beautifully presented two/three bedroom apartment. Features include a contemporary open plan kitchen/living/dining space with a balcony, principal bedroom with en suite shower room, study/third bedroom, allocated parking, and the flat is being sold with no onward chain.

Location Honeysuckle Court is ideally situated within easy reach of both Buckhurst Hill and Roding Valley Central Line Stations with its direct services to the City, Canary Wharf, and West End. Queens Road's cafes, restaurants, boutique shops, and Waitrose Supermarket are also close by. The area is well served by both state and independent schools, with Buckhurst Hill Primary just a walk away. For leisure pursuits, there is Epping Forest, Roding Valley Nature Reserve, tennis, rugby, and cricket clubs, as well as a David Lloyd Club conveniently close by.

Interior The apartment commences with a welcoming communal entrance hall, accessed via a secure video entry system. The apartment's hall is presented with wood effect flooring and a neutral decor with handy storage cupboards. The principal reception space is a stunning open plan living / kitchen / dining space with a stylish integrated kitchen area and quartz worktops including a breakfast island and high quality appliances. The living space has a stylish neutral decor with both dining and sitting areas with double doors opening to the balcony. Off the lounge is a separate room, presently used as a study, which could easily work as a guest / third bedroom. The principal bedrooms are both double rooms with the master bedroom having an en suite shower room with a white suite and contrasting tiling. The family bathroom is fitted in a similar style with a bath with shower over and complementary tiling. An added benefit with this flat, being that it's on the top floor, is that there is access to the loft area for storage.

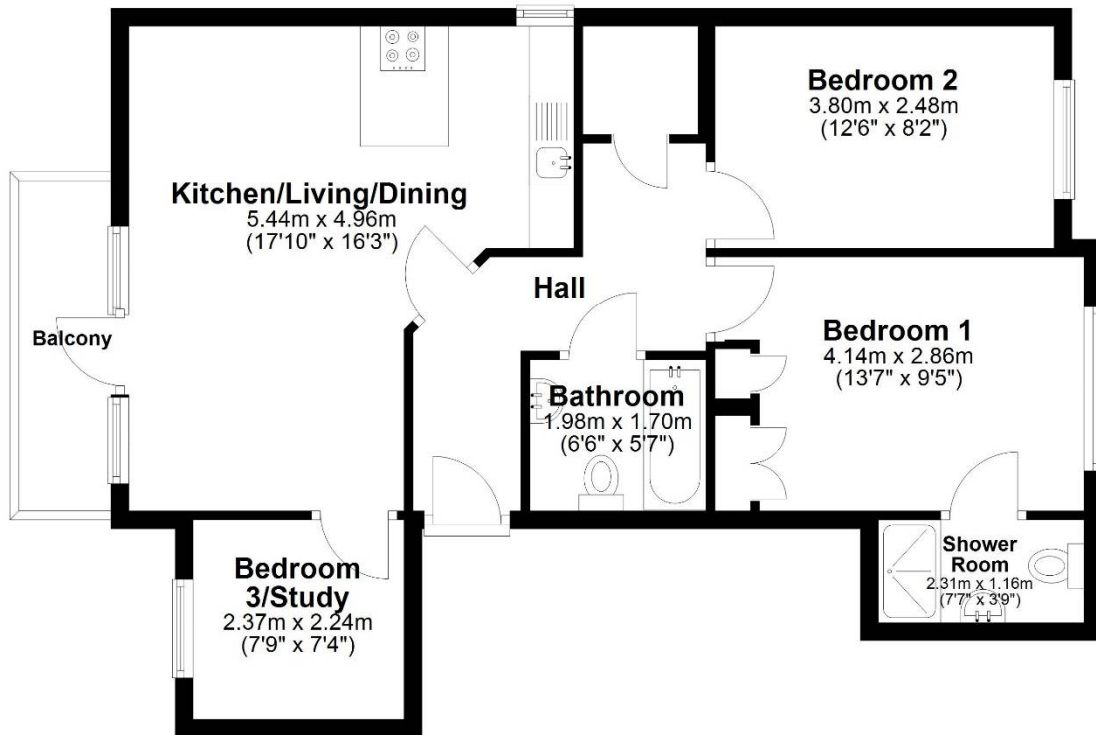
Exterior Honeysuckle Court is a private gated development with communal gardens and residents' parking with this apartment having an allocated parking space. There is a secure entry system and there is a residents' bike store.

Agent's Note The apartment has approximately 106 years remaining on the lease, the ground rent is £250 per annum and the service charge is presently £1,590 per annum. This includes insurance and maintenance for the building and communal areas.



Second Floor

Approx. 65.9 sq. metres (709.0 sq. feet)



Total area: approx. 65.9 sq. metres (709.0 sq. feet)



Total area: approx. 65.9 sq. metres (709.0 sq. feet)

Whilst every care is taken to ensure the accuracy of these details no responsibility for errors or misdescription can be accepted nor is any guarantee offered in respect of the property. These particulars do not constitute any part of an offer or contract.
Details Prepared on 20th December, 2024