



P R I M E R E S I D E N T I A L

P R E S E N T S

Hawsted, Buckhurst Hill



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****SOLD**** via our database before wider marketing. To avoid missing out on any of our new listings please do not hesitate to register with Elliott James - Prime Residential today on 0208 0165 333.

Elliott James Prime Residential are pleased to offer to the market this chain free, spacious, second floor apartment. The property is a blank canvas offering the opportunity to create the home of your dreams. Situated in a popular development with delightful views over the local cricket ground and within easy access to local amenities.

This well-proportioned apartment comprises of hallway, bright living room with balcony access, dining room, fitted kitchen, master bedroom with balcony access and en-suite bathroom, second double bedroom and shower room.

Further benefits include share of the freehold, entry phone system, allocated parking, fitted wardrobes in both bedrooms and lift to all floors.

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I feel proud and honoured to be part of such a fantastic local business. Having grown up in the area I bring a sense of local community and integration into my role. I have a passion for new technology and development and always ensure that this is reflected in the work we do for our clients. I strive to provide an exemplary level of service in all aspects of my role and ensure that all my clients are always satisfied.



An unrestricted fully immersive walkthrough is available in our E|J Business Lounge by arrangement. Restricted walkthrough access is available on our website through your smartphone or desktop.

Frederick Cassford
contact@ejpr.co.uk
0208 0165 333

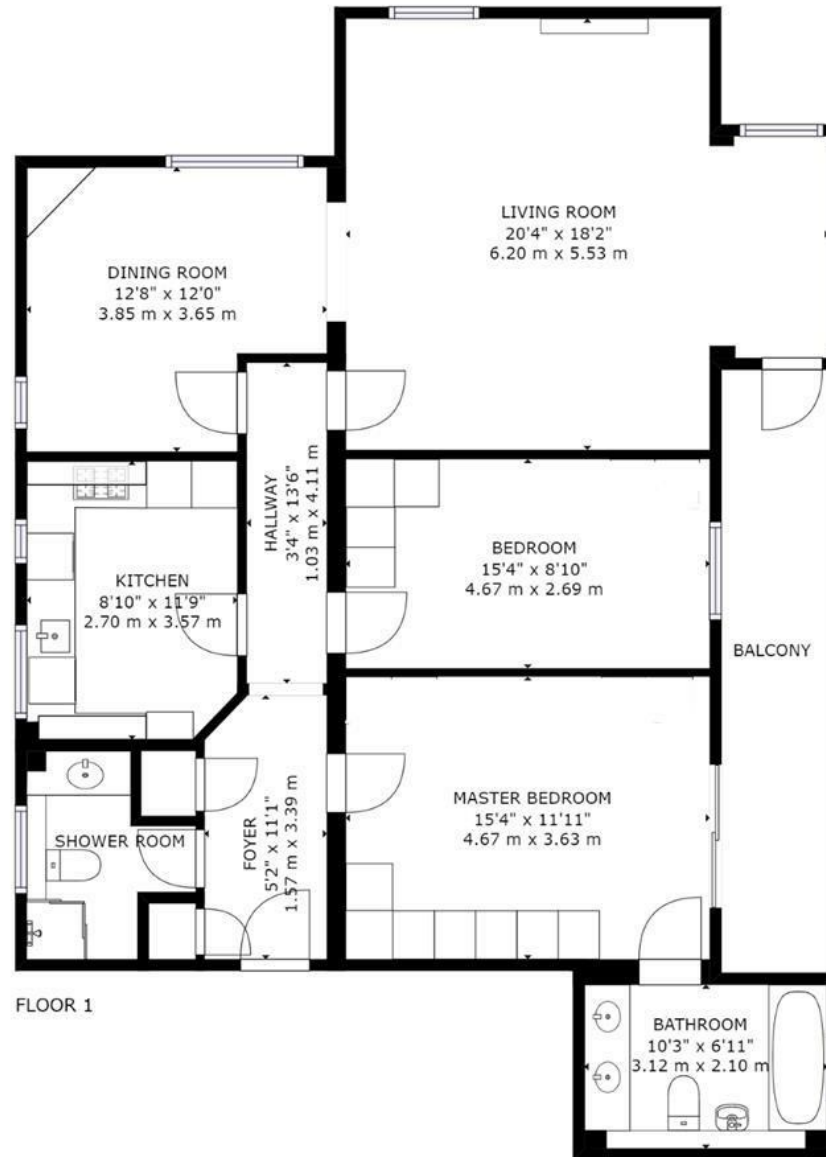
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Sqft 1178.00 sq ft	Type Apartment - Third Floor	Style Well Presented
Bedrooms 2	Receptions 1	Bathrooms 2
Tenure Leasehold	Local Authority Epping Forest District Council	Tax Band F

PLANS

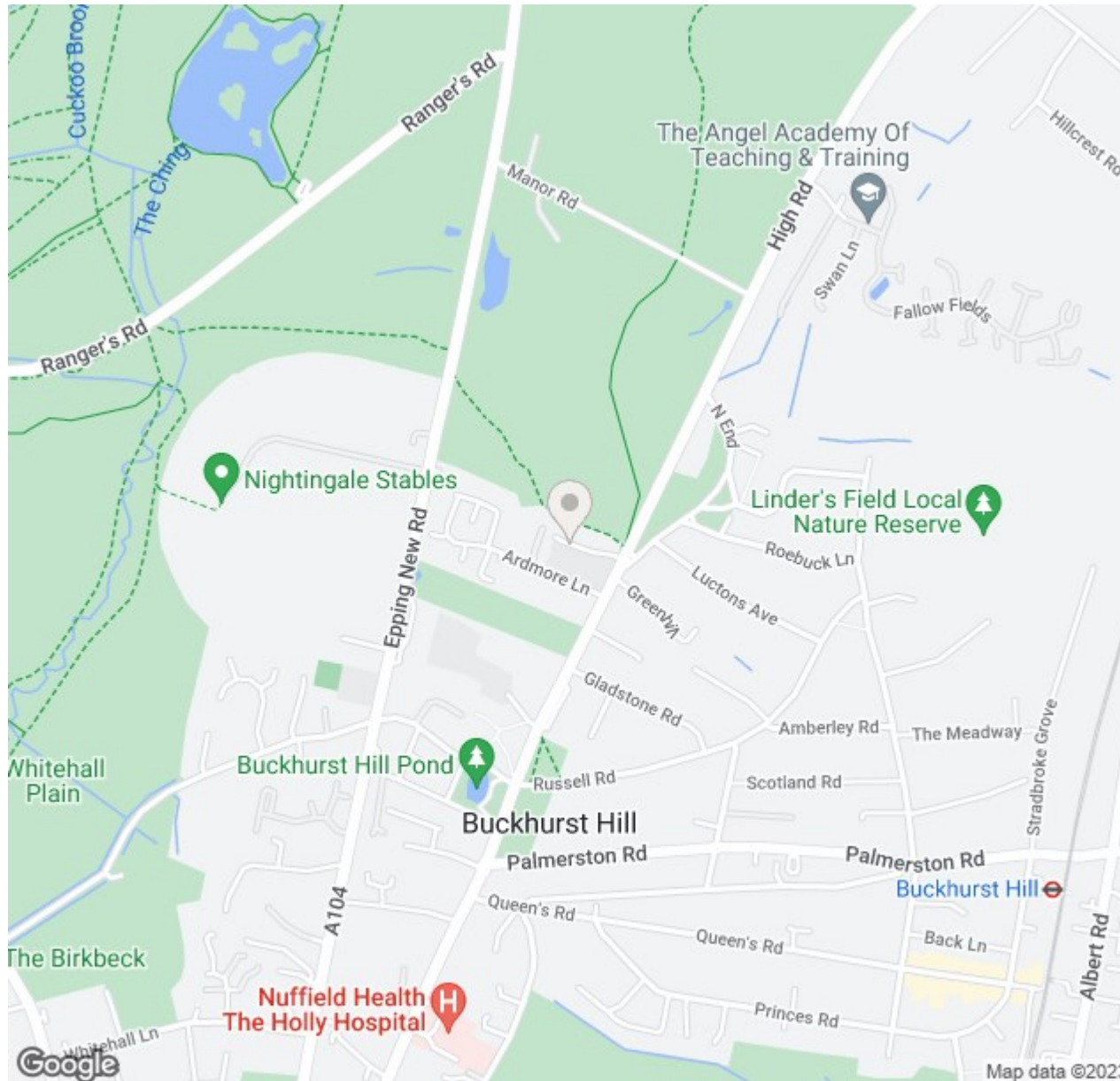


GROSS INTERNAL AREA
FLOOR 1: 1178 sq ft, 109 m²
TOTAL: 1178 sq ft, 109 m²

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



MAP & EPC



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	(92 plus) A		
(81-91) B		79	83
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions	(92 plus) A		
(81-91) B		80	84
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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Contact Us : 0208 0165 333 | contact@ejpr.co.uk

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