

1 bed apartment to buy in EN9

Sewardstone Road, Waltham Abbey,
Essex, EN9 1FQ

£100,000 Starting Bid

x 1 x 1 x 1

Tenure

Leasehold

Residents parking

Property features

- IMMEDIATE EXCHANGE OF CONTRACTS AVAILABLE
- BEING SOLD VIA SECURE SALE
- LEASEHOLD (995 YEARS)
- 1 BEDROOM RETIREMENT
- EPC Rating B

Key Information

- Council Tax: Band C
- EPC Rating: B
- Heating supply: Electric
- Electric supply: National Grid
- Water supply: Direct mains water
- Mobile signal: Good

Arrange a viewing

Vinny Dadhria
Branch Manager
London Auction

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- Flexible viewing slots
- Accompanied viewings

Description

This one-bedroom, apartment is located at Lionheart Court on Sewardstone Road in Waltham Abbey. It is part of a McCarthy Stone retirement development exclusive to residents aged 60 and over.

Inside, the property features an open lounge and dining area that leads to a walk out balcony. It also includes a fitted kitchen with integrated appliances, a double bedroom with walk-in wardrobes, and a bathroom equipped with a walk-in shower.

The development provides several on-site amenities for residents, including a daytime House Manager, a 24-hour emergency call system, and intercom security. The building is serviced by two lifts to all floors and offers a shared residents' lounge, maintained communal gardens, and a guest suite for visitors.

Locally, the property is situated near green spaces such as Waltham Abbey Gardens and Cornmill Meadows. It also offers easy access to everyday amenities, including a nearby Tesco and The Pavilions Shopping Centre.

Hall -

Lounge / Dining Area - 5.79m x 3.30m (19'0 x 10'10) -

Kitchen - 2.49m x 2.11m (8'2 x 6'11) -

Bedroom - 3.81m x 2.79m (12'6 x 9'2) -

Walk In Wardrobe -

Bathroom - 2.29m x 1.57m (7'6 x 5'2) -

For sale through Pattinson Auction under Conditional Terms.

Council Tax Band: C

Tenure: Leasehold

Length of Lease: 993

Annual Ground Rent Amount: £425.00

Annual Service Charge Amount: £2,686.00

Price: Starting Bid £100,000

Property Type: Apartment

Parking: Residents, Visitor

Year built: 2022

Construction materials: Brick and block

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: Yes

Required access: No

Heating: Electric

Electric: National Grid

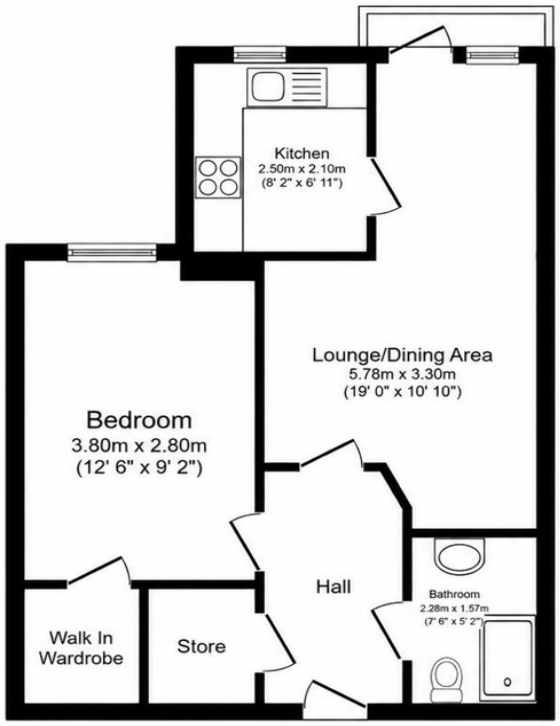
Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good

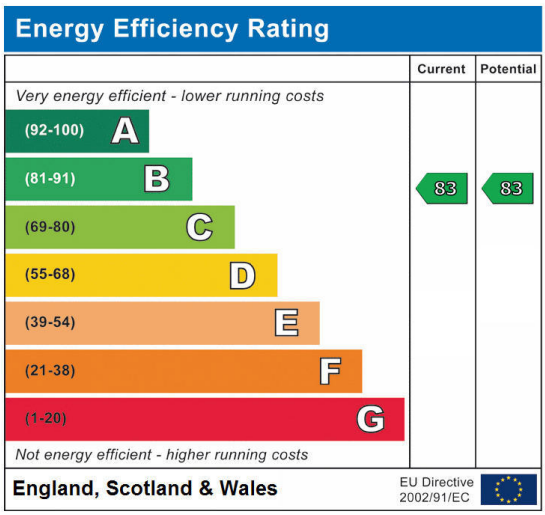


Total floor area 47.1 sq.m. (507 sq.ft.) approx

Printed Contact Details...

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

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Sewardstone Road, Waltham Abbey, Essex, EN9 1FQ

Contact your local branch today for more information on this property:

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