



- REQUIRES IMPROVEMENT
- THREE BEDROOMS
- BATHROOM SEPARATE WC
- GROUND FLOOR WC

### Milhoo Court, Waltham Abbey, EN9 3DW

REALISTICALLY PRICED three bedroom terraced property which would benefit from improvement. Three large bedrooms, good size lounge, long kitchen diner. Guest ground floor WC. Front and rear gardens. CHAIN FREE

PRICE: £315,000 FREEHOLD



## Property Description

Milhoo Court is set with a terrace of similar type housing and is ideally located walking distance of schooling for all ages and the central square which provides shops for day to day provisions and additionally the modern leisure centre with gym and pool.

For the commuter junction 26 of the M25 is close by granting access to the M11/A10 intersections and local bus routes provide a regular service to neighbouring towns for rail services into London.

The property itself is a mid terraced property that would benefit from being updated and this is reflected in the asking price.

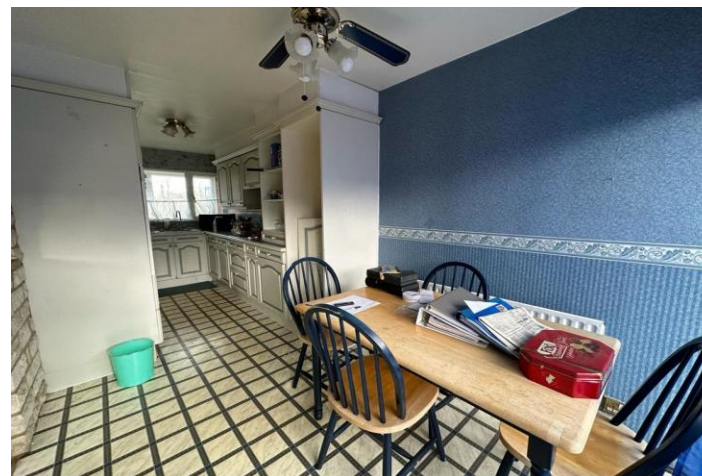
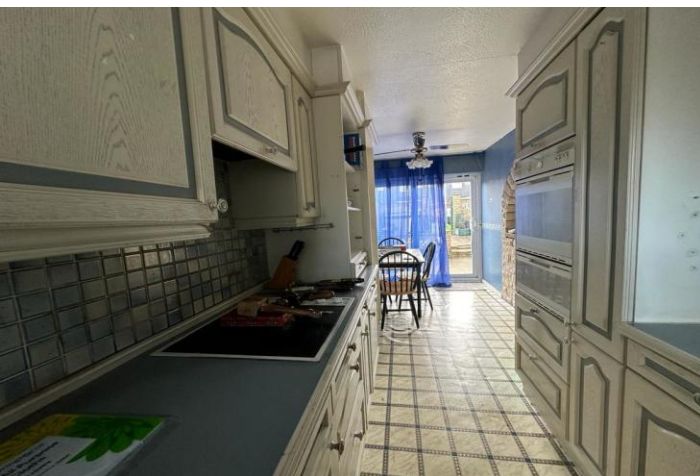
The accommodation in brief comprises entrance hall with stairs ascending to the first floor. In recent years the current owners have installed a useful ground floor guest WC with sani-flo system.

The kitchen diner extends to almost 20' in length and offers a range of fitted wall and base units. There is open arch access to the good size lounge that extends onto the rear patio via double glazed French doors.

The first floor landing grants access to all three bedrooms and the bathroom with separate WC.

Externally there are good size front and rear gardens which have been laid to patio for ease of maintenance.

Other features include gas central heating and full double glazing. Being offered chain free early viewing is highly recommended.





## ACCOMMODATION BRIEF COMPRISES:

### ENTRANCE HALL

11' 10" x 6' 8" (3.61m x 2.03m)

### GROUND FLOOR WC

4' 9" x 2' 5" (1.45m x 0.74m)

### LOUNGE

13' 7" x 12' 4" (4.14m x 3.76m)

### KITCHEN/DINER

19' 7" x 7' 0" (5.97m x 2.13m)

### FIRST FLOOR LANDING

#### BEDROOM ONE

12' 9" x 10' 6" (3.89m x 3.2m)

#### BEDROOM TWO

10' 1" x 8' 8" (3.07m x 2.64m)

#### BEDROOM THREE

10' 0" x 7' 0" (3.05m x 2.13m)

#### BATHROOM

5' 8" x 5' 7" (1.73m x 1.7m)

#### SEPARATE WC

5' 8" x 2' 7" (1.73m x 0.79m)

### EXTERIOR

#### FRONT GARDEN

#### REAR GARDEN

### TENURE AND CHARGES

Freehold Title

Council Tax - Band C Epping Forest District Council

### UTILITIES AND SUPPLIERS

Electricity - Mains -

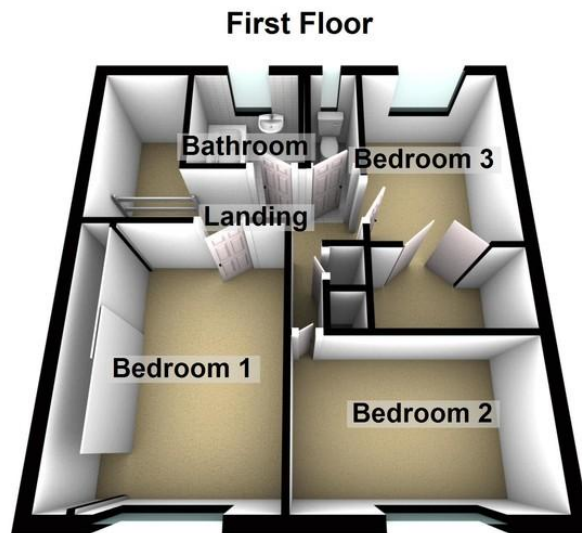
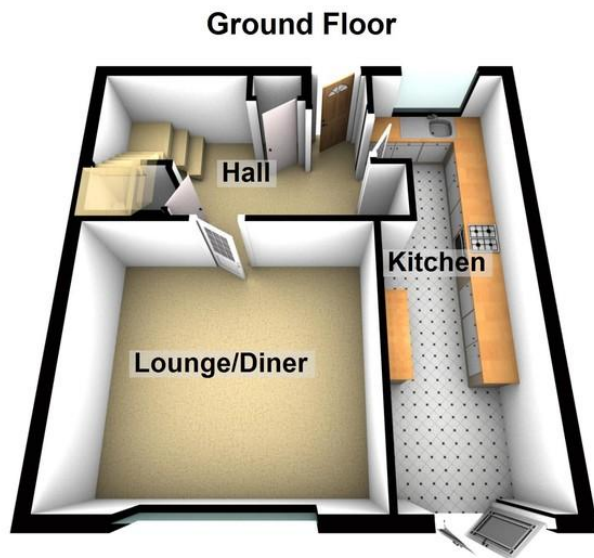
Water - Mains -

Sewage -

Heating - Gas Central Heating -

Broadband -

Mobile -



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25 Market Square, Waltham Abbey,  
Essex, EN9 1DU

[www.rainbowestateagents.co.uk](http://www.rainbowestateagents.co.uk)

01992 711222

[rebecca@rainbowestateagents.co.uk](mailto:rebecca@rainbowestateagents.co.uk)

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