

## QUEEN MARYS COURT EN9

Castles market this fantastic two bedroom first floor apartment benefiting from gated off street parking and a garage. Comprising a lounge, kitchen, family bathroom, en-suite and a separate diner/office. Located on this sought after development close to commuter links.

**£315,000 Leasehold**

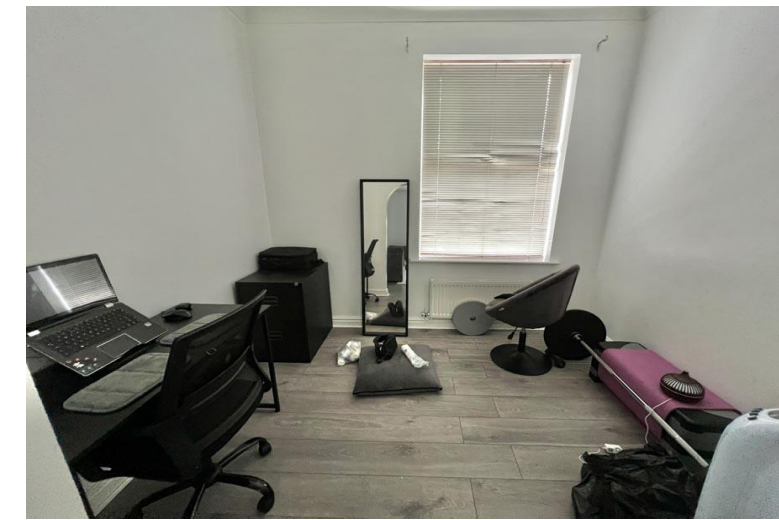
# Castles

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2/4 Highbridge Street  
Waltham Abbey  
EN9 1DT



**Entrance:**

Communal entrance with entryphone, stairs to first floor, door to apartment

**Reception: 15' 1" x 13' 7" (4.59m x 4.14m):**

Opens to diner

**Diner/Office: 9' 3" x 8' 8" (2.82m x 2.64m)**

**Kitchen: 10' 3" x 8' 6" (3.12m x 2.59m)**

**Bedroom 1: 14' 2" x 11' 2" (4.31m x 3.40m):**

Access to en-suite

**En-suite Shower: 7' 6" x 4' 9" (2.28m x 1.45m)**

**Bedroom 2: 8' 6" x 8' 2" (2.59m x 2.49m)**

**Bathroom: 9' 2" x 5' 8" (2.79m x 1.73m)**

**Parking:**

Gated entrance to garage and off street parking

**Vendor advises:**

**Lease: 102 years**

**Service Charge = £817.90 per 6 months**

**Ground Rent: £100 pa**

**Tax Band: D**

**EPC: C**



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