



- 35' x12' UNIT CONSTRUCTED 2014
- ONE DOUBLE BEDROOM
- LOUNGE
- FITTED KITCHEN

First Avenue, Galley Hill, Waltham Abbey, EN9 2AN

£90,000

2014 Constructed 32' x 12' Park home on the popular Breach Barns family site. The park is well maintained and set in a pretty semi rural environment set amongst open fields and adjacent to forest land. The unit offers personal garden and off road parking. CASH PURCHASE ONLY



Property Description

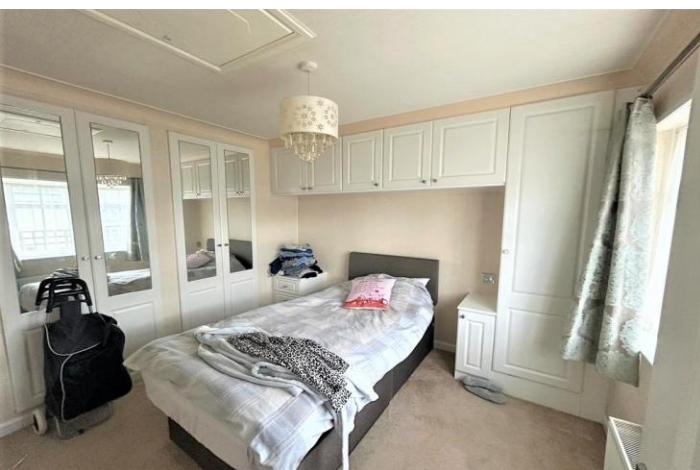
Situated on the popular Breach Barns family park we are delighted to offer this 32' x 12' park home. Breach Barns is a semi-rural park home development set amongst open field and adjacent to forest land. The site welcomes well behaved pets and the park lends itself to dog walkers with local forest paths to enjoy.

The unit was constructed in 2014 and is presented to a good standard internally and benefits from on plot parking for one vehicle. The unit has personal outside space and offers a rear courtyard garden and a pleasant raised sun deck to the side of the property.

Internally the fitted kitchen offers integrated appliances and there is space for a café style table and chairs. The lounge dual aspect with feature bow windows and a fireplace feature. The double bedroom offers fitted wardrobes and the bathroom offers a modern white suite.

Other features include full Georgian double glazing and Calor gas central heating.

Park homes are purchased CASH ONLY





ACCOMMODATION IN BRIEF COMPRISES

ENTRANCE HALL

5' 6" x 4' 10" (1.68m x 1.47m)

LOUNGE

9' 10" x 11' 5" (3m x 3.48m)

KITCHEN

11' 5" x 6' 9" (3.48m x 2.06m)

BEDROOM

8' 6" x 9' 5" (2.59m x 2.87m)

BATHROOM

6' 5" x 5' 6" (1.96m x 1.68m)

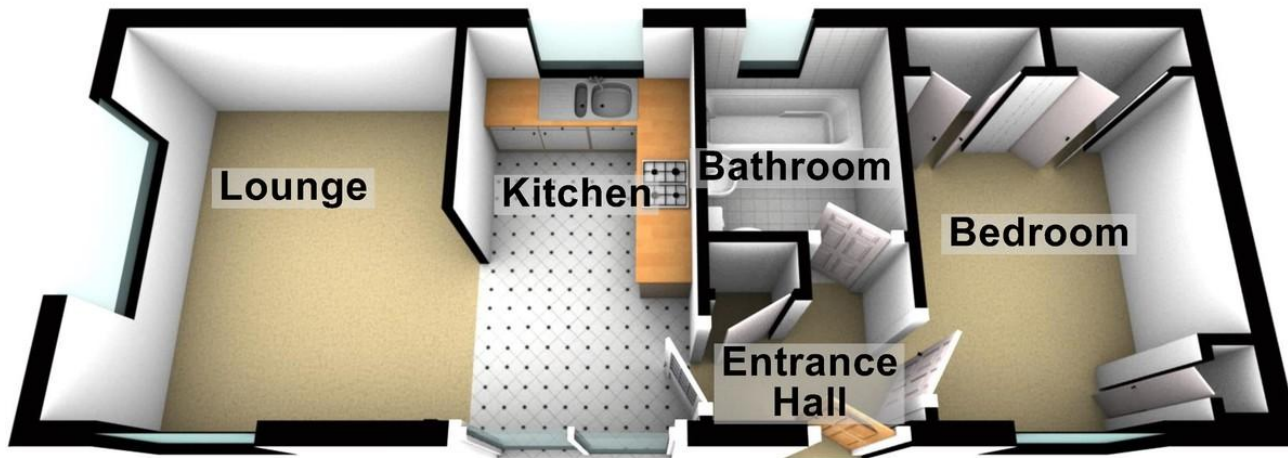
REAR GARDEN

CHARGES

Council Tax; Epping Forest District Council Band A

Ground Rent £290.70 which includes road contribution and water supply

Ground Floor



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements