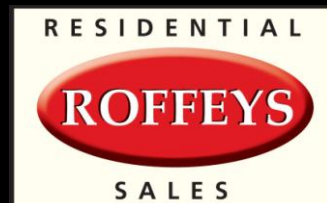




HAROLD CRESCENT, WALTHAM ABBEY, ESSEX

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Introduction

ROFFEYS presents this most attractive, double-fronted, three bedroomed semi-detached residence located in a popular residential area close to the historic town centre. The property displays well-maintained and stylish accommodation which includes a spacious living room and separate dining room.

Summary

- Attractive double-fronted semi
- Tastefully presented throughout
- Lounge and separate dining room
- Well-planned modern kitchen
- 3 bedrooms (2 x double 1 x single)
- Modern tiled family bathroom
- Good-sized rear garden
- Convenient for historic town centre
- Viewing highly recommended
- Exclusive to ROFFEYS



GROUND FLOOR :-

ENTRANCE HALL

LIVING ROOM

17' 9" x 11' 2" (5.41m x 3.4m)

DINING ROOM

11' 10" x 10' 6" (3.61m x 3.2m)

MODERN KITCHEN

13' 5" x 7' 7" (4.09m x 2.31m)

FIRST FLOOR - LANDING

BEDROOM ONE

12' 10" x 10' 6" (3.91m x 3.2m)

BEDROOM TWO

11' 2" x 10' 2" (3.4m x 3.1m)

BEDROOM THREE

8' 6" x 7' 10" (2.59m x 2.39m)

TILED FAMILY BATHROOM

7' 7" x 6' 11" (2.31m x 2.11m)

EXTERIOR:-

REAR GARDEN

49' 3" x 31' 2" (15.01m x 9.5m) approx.

SHELTERED RECREATIONAL SPACE

13' 1" x 13' 1" (3.99m x 3.99m)

FRONT GARDEN

GROSS INTERNAL AREA APPROX 924 SQ.FT.

ADDITIONAL INFORMATION:-

Tenure: Freehold

Council Tax Band: 'D'

Borough: Epping Forest

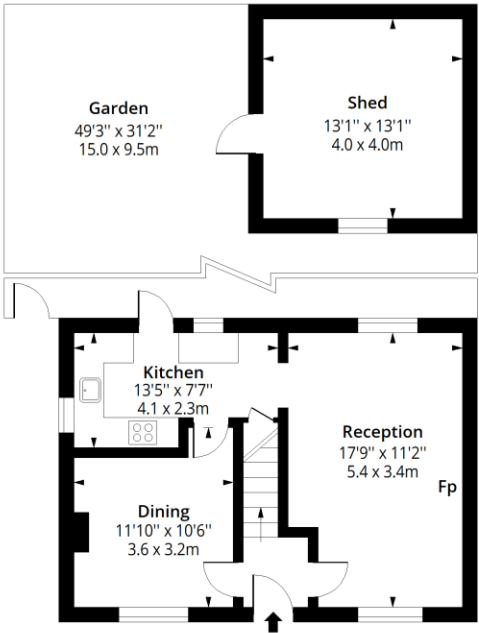
Utilities: Mains gas, electricity, sewerage, water



Floor plans are not to scale and are for illustrative purposes only. Approximate gross internal area = 86 sq m (924 sq ft)

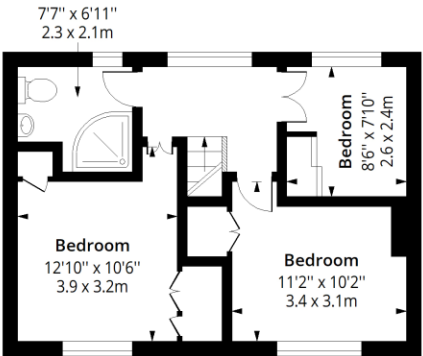
Harold Crescent EN9

Approx. Gross Internal Area 924 Sq Ft - 85.84 Sq M
Approx. Gross Shed Area 172 Sq Ft - 15.98 Sq M



Ground Floor

Floor Area 462 Sq Ft - 42.92 Sq M



First Floor

Floor Area 462 Sq Ft - 42.92 Sq M

Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

Date: 26/8/2026

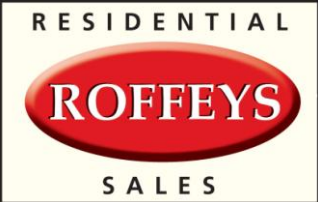


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ROFFEYS RESIDENTIAL
37 Highbridge Street • Waltham Abbey • Essex • EN9 1BD
T: 01992 788088 E: enquiries@roffeys.net www.roffeys.net
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