



Fawn Heights, 36 Stag Lane, IG9 5TG

PCM
£1,950 PCM

 **Coultons**

PROPERTY SUMMARY

Coultons are delighted to offer for let a two bedroom two bathroom modern apartment situated in the leafy suburb of Buckhurst Hill.

This beautiful apartment benefits from a lovely turret living room facing a westerly aspect making it a real sun trap. The flat is situated on the first floor of this attractive development offering lift access and allocated underground parking.

The high specification fully fitted kitchen comprises cooker with hob, washer/dryer, dishwasher, fridge freezer, and microwave oven. The property benefits from gas central heating and a security alarm.

Buckhurst Hill tube station is approximately 0.75 miles away giving direct access into central London. With the Central Line offering quick links into the City of London and further afield, this premier address is a commuter's dream also providing easy access onto the M11 M25 and the North Circular, ideally situated for Stansted airport.



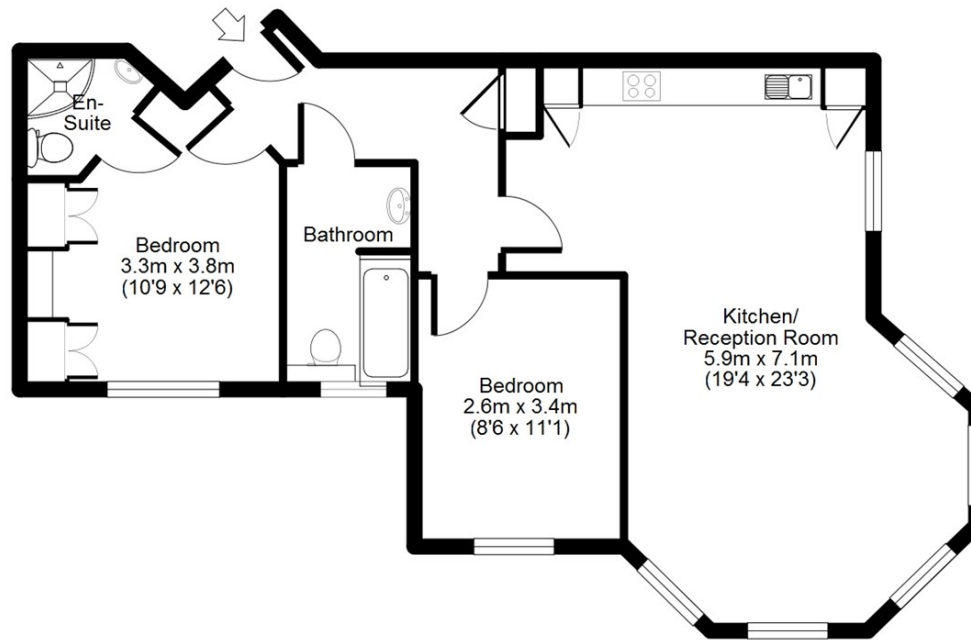






Fawn Heights, IG9

APPROX GROSS INTERNAL FLOOR AREA: 657 sq. ft / 61 sq. m



For identification purposes only
Measurements are not to scale

LOCAL AUTHORITY
Epping Forest District Council

TENURE

COUNCIL TAX BAND
E

VIEWINGS
By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	81	81
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are 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



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