



P R I M E R E S I D E N T I A L

P R E S E N T S

Poets Place, Alderton Hill, Loughton



Poets Place

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PRIME RESIDENTIAL

Poets Place, Alderton Hill, Loughton

“ Elliott James is proud to announce to the market this wonderful over 60's apartment in a sought after location in Loughton. Built in 2017, this modern apartment boasts a spacious 635 square foot of living space, perfect for those seeking a comfortable and stylish home.

The property features a wet room, double bedroom, separate utility space and a modern kitchen complete with all the amenities needed to whip up delicious meals.

The bedroom comes with a walk-in wardrobe, offering ample storage space for all your belongings.

With excellent transport links nearby, commuting is a breeze for residents. There is a communal garden, ideal for relaxing or entertaining guests.

Additionally, the property includes a community room, providing a space for socializing with neighbors or hosting events. Don't miss out on the opportunity to make this wonderful property your new home in the heart of Loughton. Viewings are strictly by appointment only so please contact us on 0208 0165 333 to arrange your next visit!

”

The property market has always interested me and seeing the reaction when someone finds their next home is something that really drives me to go above and beyond. I have a pride in my local area having grown up here, this also allowed me to grow a strong knowledge of the local community. With experience in the role already I look to provide a service to both buyers and sellers in which communication and transparency are key. I am incredibly proud to be a part of such a brilliant team dedicated to providing bespoke service to such a beautiful community.



Daniel Thomas
contact@ejpr.co.uk
0208 0165 333



An unrestricted fully immersive walkthrough is available in our E|J Business Lounge by arrangement. Restricted walkthrough access is available on our website through your smartphone or desktop.

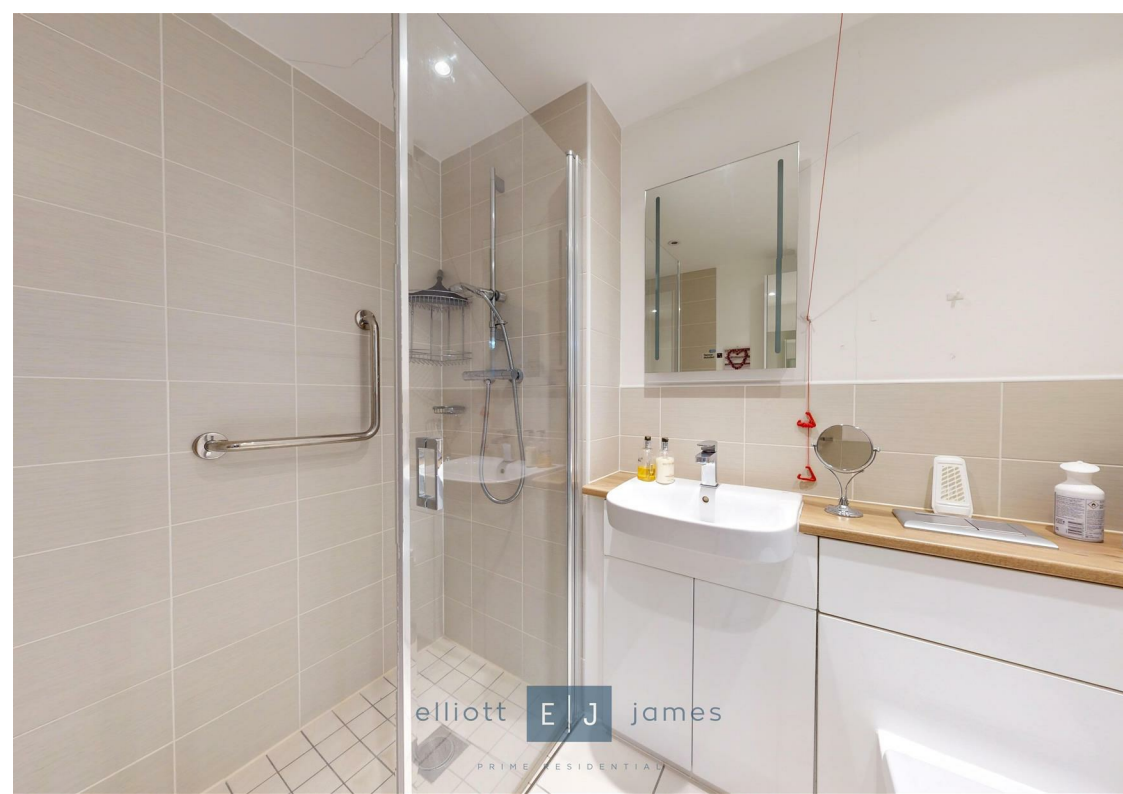
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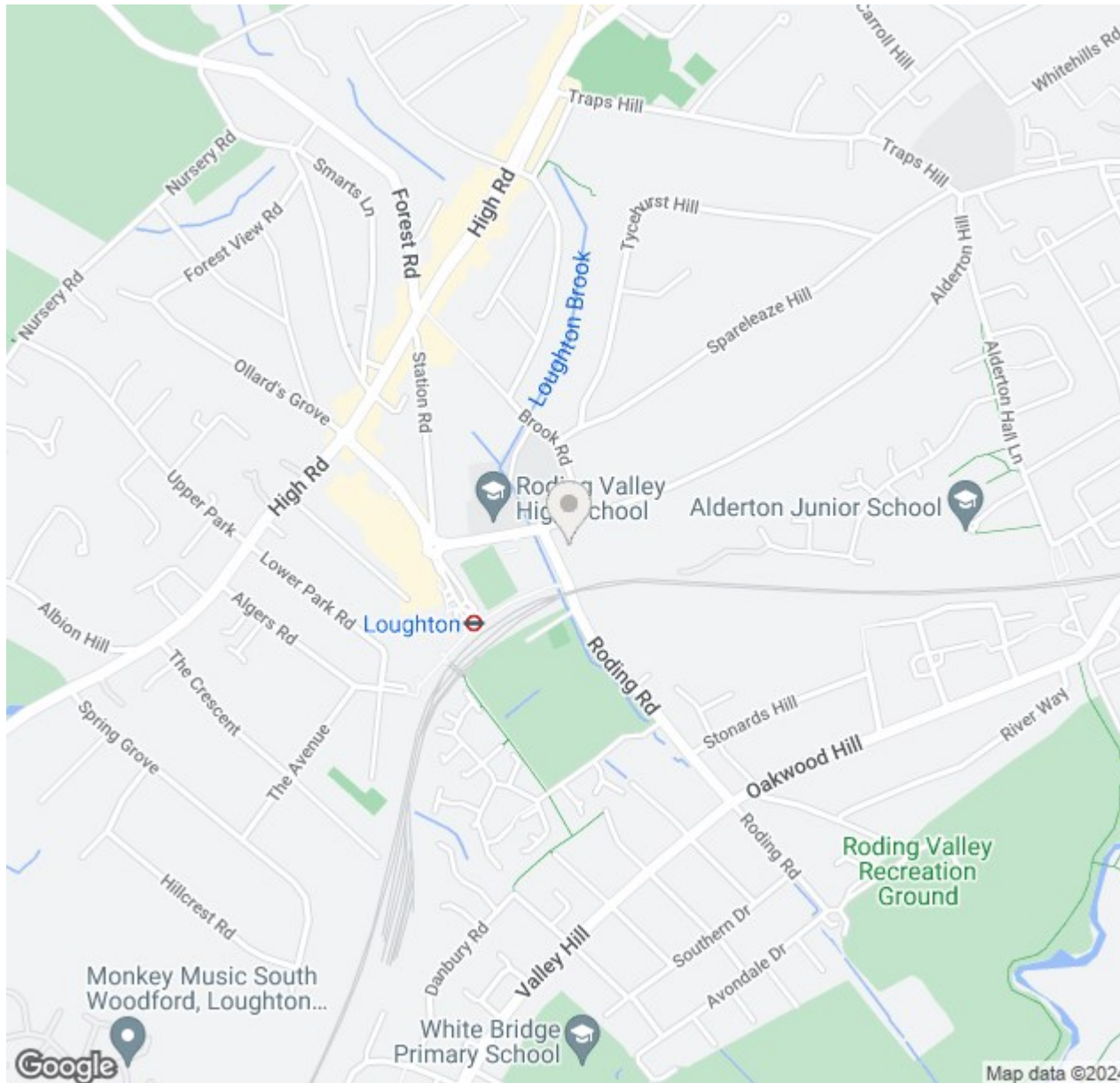
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|----------------------|----------------------------------|-------------------|
| Sqft 635.00 sq ft | Type Apartment | Style Over 60s |
| Bedrooms 1 | Receptions 1 | Bathrooms 1 |
| Tenure Leasehold | Local Authority Epping Forest | Tax Band D |

PLANS



MAP & EPC



| Energy Efficiency Rating | | Current | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) A | | | |
| (81-91) B | | 85 | 85 |
| (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 | |

| Environmental Impact (CO ₂) Rating | | Current | Potential |
|---|--|-------------------------|-----------|
| Very environmentally friendly - lower CO ₂ emissions | | | |
| (92 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | | |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not environmentally friendly - higher CO ₂ emissions | | | |
| England & Wales | | EU Directive 2002/91/EC | |

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Contact Us : 0208 0165 333 | contact@ejpr.co.uk

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