

elliott  james

P R I M E   R E S I D E N T I A L

P R E S E N T S

Park View, Chigwell



elliott E | J james

PRIME PROPERTY

# Park View, Chigwell

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Elliott James Prime Residential are delighted to bring to market this immaculate four bedroom detached family home nestled in the quiet gated development built by The Anderson Group in 2018.

This home is close to Chigwell Central Line Station, sought after schools and local amenities. The property boasts a contemporary design with a high-quality finish throughout offering a blend of modern living and comfort making it an ideal home for families or those seeking a spacious retreat.

Upon entering, you are greeted by two generous reception rooms, providing ample space for relaxation and entertaining. The well-appointed kitchen is designed for both functionality and style, ensuring that cooking and dining experiences are enjoyable. Appliances include a neff oven and Microwave, Bosh Dishwasher and washing machine.

With four spacious bedrooms, there is plenty of room for everyone, and the two modern bathrooms add convenience for busy mornings. The home also benefits from Aircon Throughout.

The double car port, along with two further allocated parking spaces, ensures that parking is never a concern, making it perfect for families with multiple vehicles.

This home is not just a place to live; it is a lifestyle choice, offering a blend of modern amenities and a tranquil environment. With its prime location in Chigwell, residents can enjoy easy access to local shops, schools, and transport links, making it an ideal choice for those looking to settle in a vibrant area.

In summary, this detached house in Park View is a remarkable opportunity for anyone seeking a modern, spacious and secure home. Do not miss the chance to make this exquisite property your own.

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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.



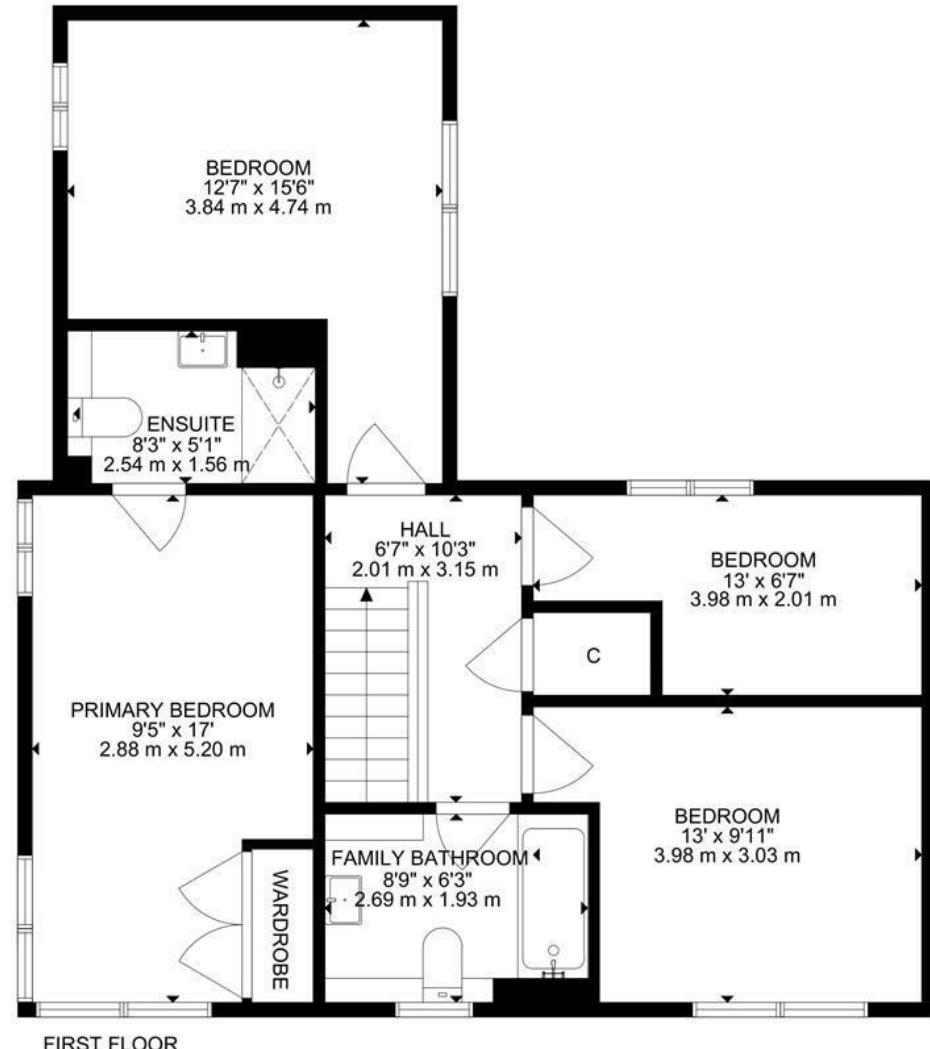
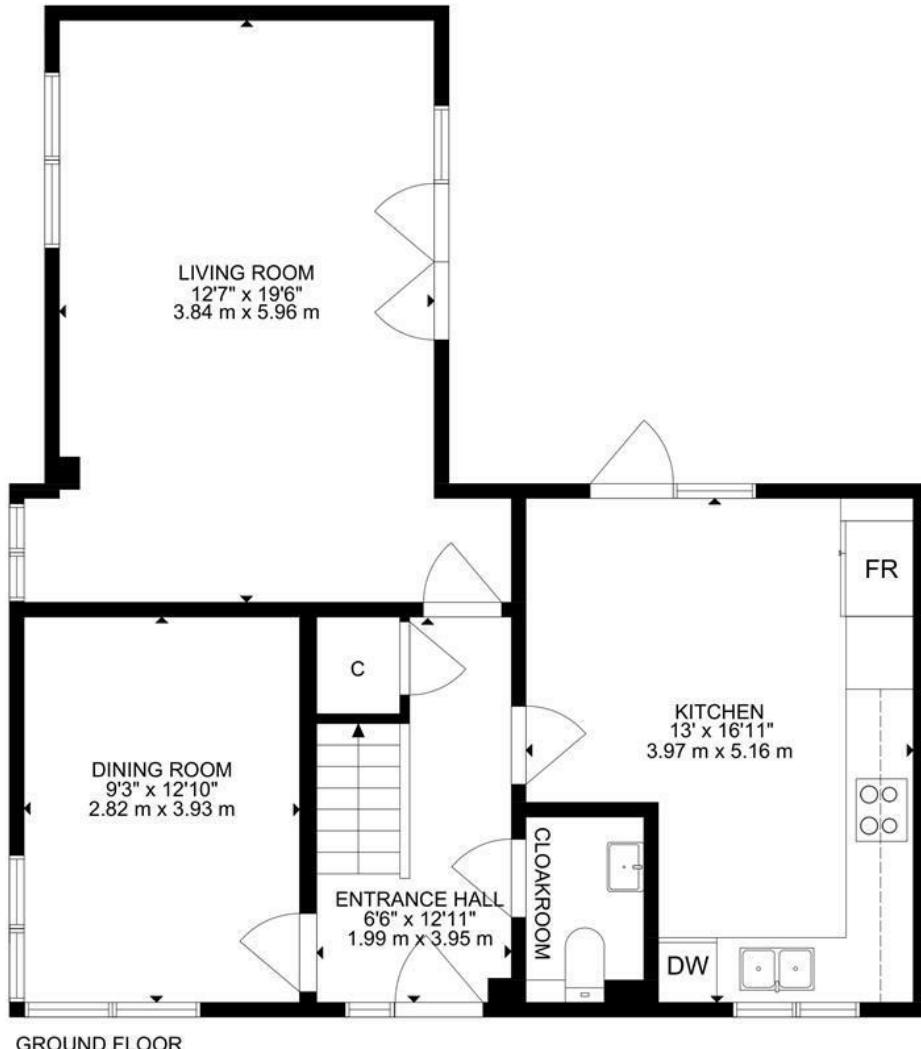
An unrestricted fully immersive walkthrough is available in our EJ Business Lounge by arrangement. Restricted walkthrough access is available on our website through your smartphone or desktop.

**Daniel Thomas**  
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Sqft 1398.00 sq ft	Type House - Detached	Style New Home
Bedrooms 4	Receptions 2	Bathrooms 2
Tenure Freehold	Local Authority Epping Forest	Tax Band G

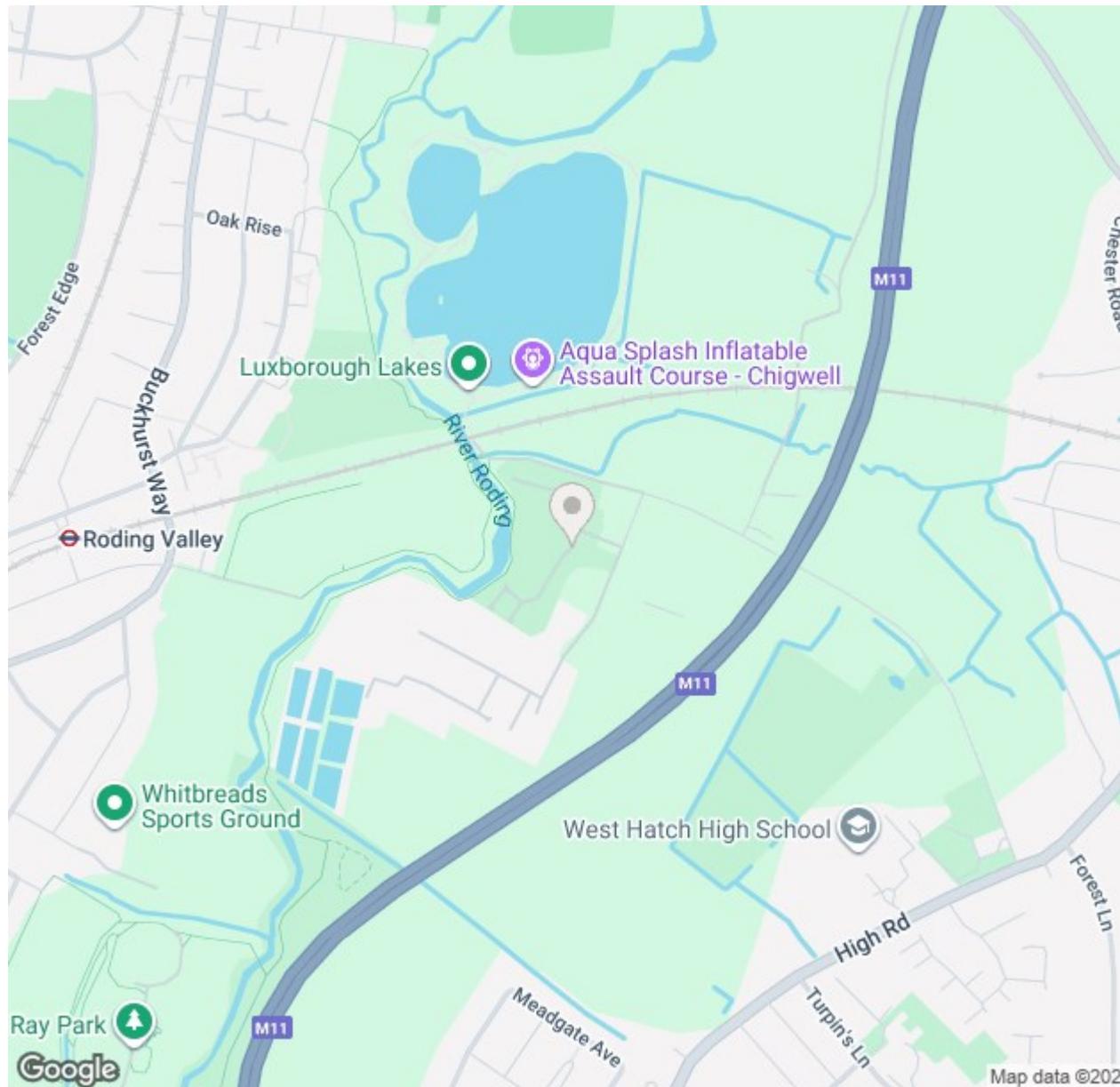
# PLANS



GROSS INTERNAL AREA  
 GROUND FLOOR: 65 m<sup>2</sup>, 699 SQ FT, FIRST FLOOR : 65 m<sup>2</sup>, 699 SQ FT  
 TOTAL: 130 m<sup>2</sup>, 1398 SQ FT  
 SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



# MAP & EPC



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus)	A	92
(81-91)	B	83
(69-80)	C	
(55-68)	D	
(39-54)	E	
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions		
EU Directive 2002/91/EC		



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