



Epping Road, Waltham Abbey, EN9

BUTLER  STAG



Guide Price £1,250,000 - £1,300,000. Stunning detached home in the heart of Nazeing, spanning over 3,500 square feet with bespoke fixtures and fittings beautifully designed by the current owners with flexible living offering 3/4 bedrooms.



Freehold

- Detached Family Home
- Spanning over 3,500sq ft
- Bespoke Kitchen With Wolf Appliances
- Electric Gated Entrance
- Landscaped Garden With Outdoor Kitchen
- Double Garage With Additional Workshop
- Off Street Parking For Several Vehicles

Discover the epitome of refined living at Gransden House, a true masterpiece nestled in the heart of Nazeing. This exceptional property, meticulously extended and refurbished to the highest standards, presents a harmonious blend of contemporary elegance and timeless character.

Spanning over an impressive 3500 sq ft, Gransden House is a celebration of space and style. The focal point of this stunning abode is the expansive open-plan kitchen/lounge/diner, a true haven for seamless entertaining. The kitchen itself is a culinary delight, adorned with top-of-the-line commercial Wolf appliances that promise to elevate your gastronomic experiences to unprecedented levels. On the ground floor, you will also find a separate office, Laundry room, utility and W/C.

On the first floor, you will find three double bedrooms. The principal bedroom comes complete with an en-suite finished to the highest standard with his and hers sinks, integrated TV, underfloor heating and air-conditioning in the bedroom.

To the front of the property, you have complete privacy with electric gates opening onto a gravel driveway with a double garage and a separate workshop. To the rear, there is a gorgeous landscaped garden complete with a secluded seating area and outdoor kitchen, perfect for those summer evenings or entertaining.

Located in Nazeing, this property offers a real countryside feel, you can wander down to the local garden centre to buy fresh eggs and groceries or, to one of the array of cosy local pubs for an early evening G&T, but at the same time you can hop on the Central Line at Epping Underground station, or the mainline at Harlow, and be in the City centre in 30 to 40 minutes.





Epping Road

Approx. Gross Internal Area 333.9 Sq M (3594 Sq Ft)

BUTLER & STAG



Measurements are approximate and for illustration purposes only. While we do not doubt the accuracy and completeness, we advise you conduct a careful independent assessment of the property to determine monetary value.
© @modephoto.uk www.modephoto.co.uk

BUTLER & STAG

☎ 01992 667666

🏠 4 Forest Drive, Theydon Bois, Essex, CM16 7EY

✉ theydon@butlerandstag.com

www.butlerandstag.uk

IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.