

Directions

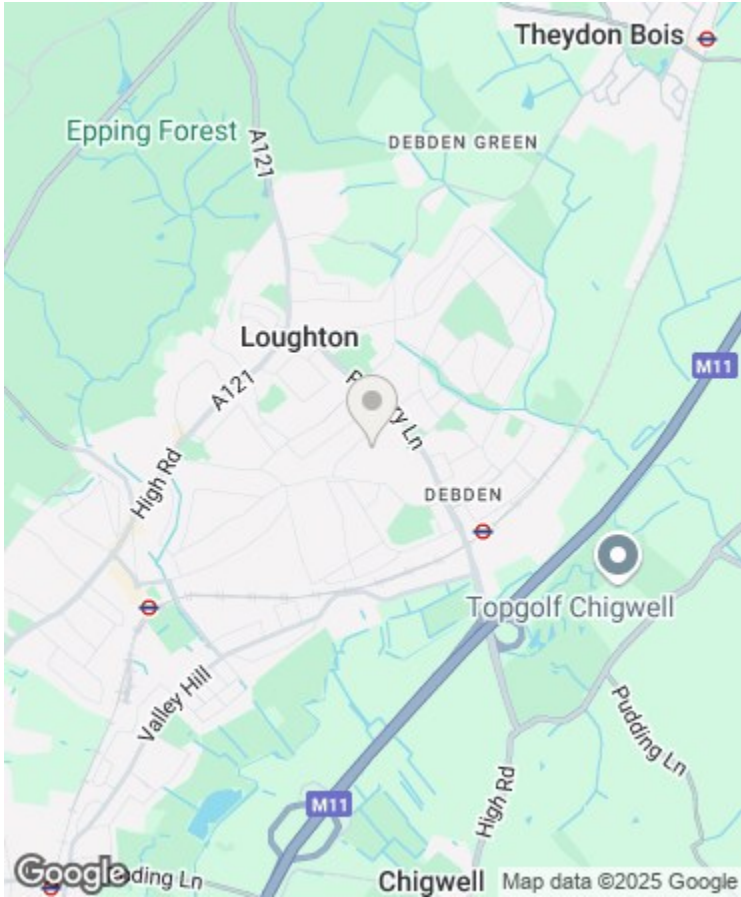
Viewings

Viewings by arrangement only. Call 02085042440 to make an appointment.

EPC Rating

C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		79	79
(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	



Third Floor

william rose  
Abbess Terrace

Approximate Gross Internal Floor Area : 62.40 sq m / 671.66 sq ft.  
Illustration for identification purposes only, measurements are approximate, not to scale.



6 Abbess Terrace, Loughton, IG10 3FJ

Offers Over £375,000

- Two Bedrooms
- Allocated Parking Space
- Large Open Plan Kitchen/Diner/Living Space
- Integrated Appliances
- Close to Amenities
- Third Floor Apartment
- Well-maintained Communal Gardens
- Modern Family Bathroom
- Sought-After Location
- Walking Distance to Central Line



# 6 Abbess Terrace, Loughton IG10 3FJ

Nestled in the charming and sought-after area of Loughton, this delightful two-bedroom apartment in Abbess Terrace offers the perfect blend of suburban tranquillity and modern convenience. Loughton is known for its excellent transport links, with the Central Line providing easy access to Central London, making it ideal for commuters. The area boasts a vibrant high street filled with boutique shops, restaurants, and cafes, as well as the beautiful Epping Forest, perfect for weekend walks and outdoor activities.

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 C

Council Tax Band: C



Situated on the third floor, this well-designed apartment welcomes you with a spacious entrance hall leading to all principal rooms. The open-plan kitchen, reception, and dining area forms the heart of the home, offering ample space for entertaining and everyday living. The kitchen is equipped with modern fittings and integrated appliances, while large windows allow natural light to flood the space. The property features two generously sized bedrooms; the primary bedroom offers excellent space for storage and relaxation, while the second bedroom is perfect as a guest room, home office, or nursery. The contemporary bathroom includes a full-size bathtub and stylish fittings, adding a touch of luxury to the home. Additionally, built-in storage cupboards provide practical solutions for organization.

Abbess Terrace, Loughton is a highly desirable location, offering the best of both worlds—peaceful residential surroundings and excellent local amenities. With well-regarded schools, fitness centres, and green spaces nearby, this apartment is well-suited for first-time buyers, young professionals, and investors alike. Whether you're enjoying the local coffee spots or exploring the scenic beauty of Epping Forest, this property offers a fantastic lifestyle in a prime location.

## Property Information / Disclaimer

LEASEHOLD

Lease Length: 109 years remaining

Service Charge: £1680 per annum

Ground Rent: £110 per annum

EPC Rating: C

Council Tax Band: C (Epping Forest)

All the information provided about this property does not constitute or form part of an offer or contract, nor maybe it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.