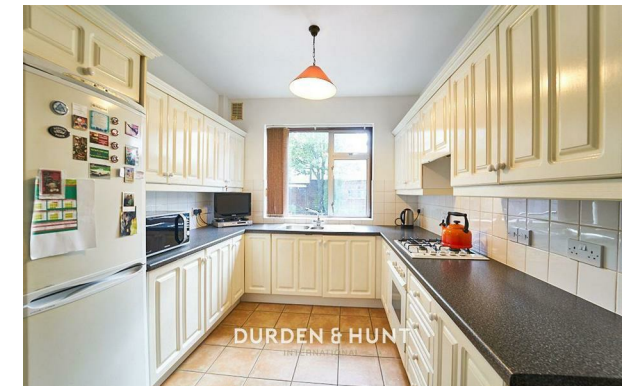


# DURDEN & HUNT

INTERNATIONAL



## Stag Lane, Buckhurst Hill IG9

Offers In Excess Of £850,000

- Detached chalet bungalow
- Separate Utility Room
- Garden With Patio Area
- Excellent Transport Links
- Spacious Living Room
- Family Bathroom
- Garage
- Good Sized Kitchen
- Four Bedrooms One Of Which Has An En Suite
- Multiple Car Parking

309 High Road, Loughton, Essex, IG10 1AL  
0203 026 0160

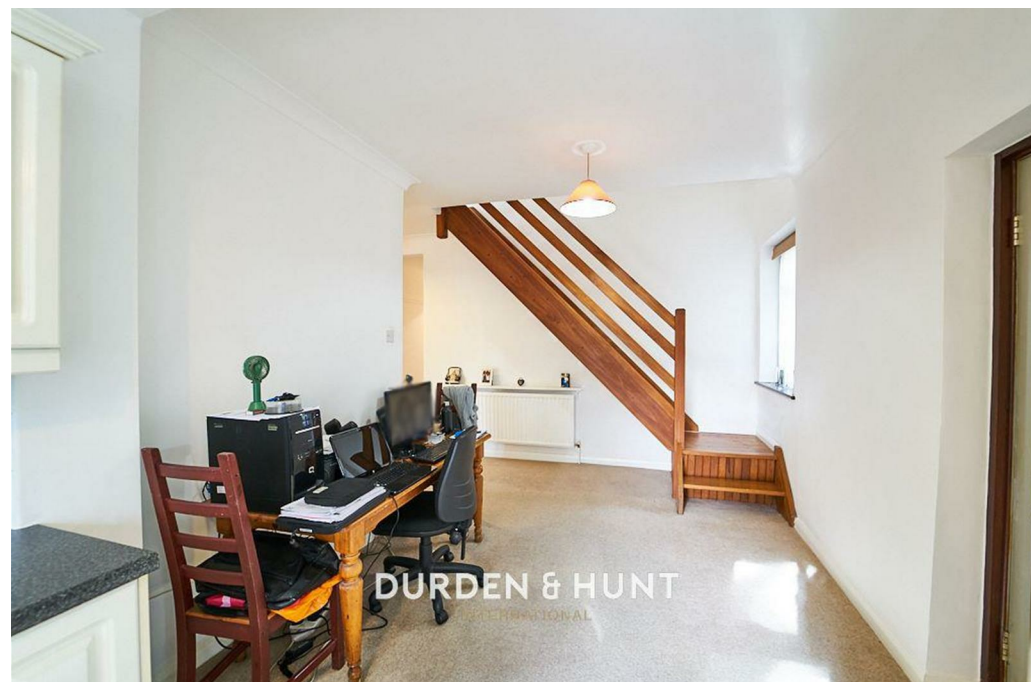
[loughton@durdenandhunt.co.uk](mailto:loughton@durdenandhunt.co.uk)  
<https://www.durdenandhunt.co.uk/>

# Stag Lane, Buckhurst Hill IG9

Detached chalet bungalow - Spacious Living Room - Good Sized Kitchen - Separate Utility Room - Family Bathroom - Four Bedrooms One Of Which Has An En Suite - Garden With Patio Area - Garage - Multiple Car Parking - Excellent Transport Links



Council Tax Band: F



Durden and Hunt welcome to the market this four bedroom detached chalet bungalow in Buckhurst Hill.

Internally this property offers a spacious living room, good sized kitchen with separate utility space, family bathroom and two bedrooms.

On the first floor there are additional two bedrooms one of which has an en suite.

Externally this property benefits from a garden with patio area, garage and multiple car parking spaces.

Tenure: Freehold

Council Tax Band: F

Detached chalet bungalow - Spacious Living Room - Good Sized Kitchen - Separate Utility Room - Family Bathroom - Four Bedrooms One Of Which Has An En Suite - Garden With Patio Area - Garage - Multiple Car Parking - Excellent Transport Links

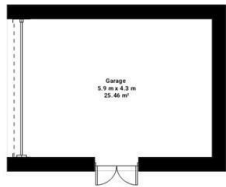
Consumer Protection from Unfair Trading Regulations 2008. Misrepresentations Act 1967. Property Misdescriptions Act 1991.

These details are prepared as a general guide only and should not be relied upon as a basis to enter a legal contract or to commit expenditure. The sales particulars may change in the course of time and any interested party is advised to make a final inspection of the property prior to exchange of contracts or signing of a tenancy agreement. Durden & Hunt have not tested any apparatus, equipment, fixtures and fittings or services. Items shown in photographs are not necessarily included. On occasion photographs may be owner supplied. On most occasions features and facilities of a property are owner advised and potential buyers/tenants are

advised to confirm these. Please note that service charge, ground rent and lease lengths are subject to change, and the information we have supplied was true at time of instruction. References to the tenure, lease length, ground rent and service charges for any property are based on information supplied by the seller, buyers are advised to obtain verification of these stated figures from their solicitor before purchasing. Any mention of planning potential or planning permission is based on the current owners opinion, a potential buyer should assume that this is a speculative opinion only and is not based on planning permission being granted or professional advice, unless otherwise stated. Any reference to distance to stations, amenities or schools are taken from portal estimated distances, buyers are advised to do their own research on distances. Buyers/Tenants must check the availability of any property and make an appointment to view before embarking on any journey to see a property. Durden & Hunt are a proud member of The Property Ombudsmen.



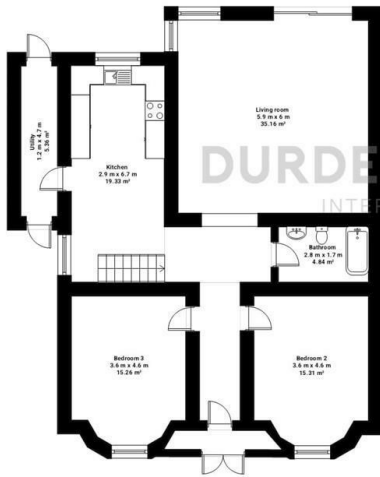




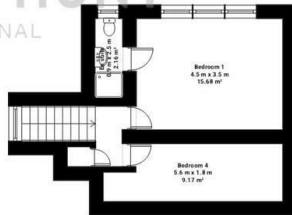
Stag Lane

Total area: approx 165.86 sq. metres (1785.3 sq. feet) including Garage

Ground Floor  
Total area: approx 108.63 sq. metres (1169.2 sq. feet)

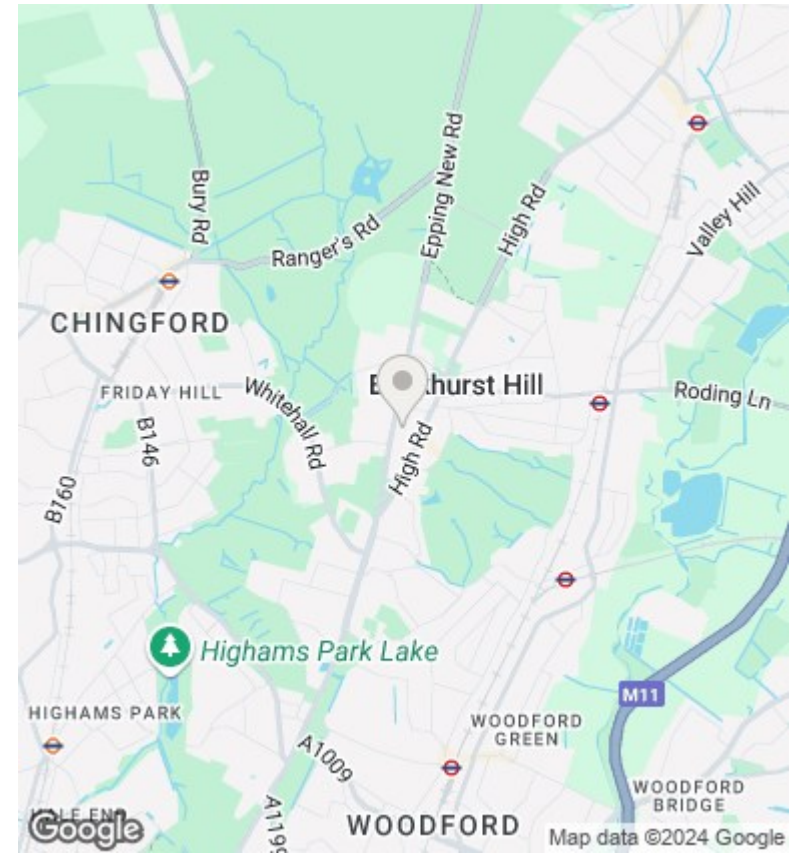


1st Floor  
Total area: approx 31.77 sq. metres (341.9 sq. feet)



THIS PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement.



## Viewings

Viewings by arrangement only. Call 0203 026 0160 to make an appointment.

## Council Tax Band

F

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus)	A		
(81-91)	B		
(69-80)	C		73
(55-68)	D		
(39-54)	E	29	
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	