

DURDEN & HUNT

INTERNATIONAL



The Greens Close, Loughton IG10

Offers In Excess Of £750,000

- Semi Detached Family Home
- Three Additional Bathrooms
- Large Kitchen Diner And Separate Living Room
- Flexible Living Accommodation
- One Bedroom Annexe With En Suite
- Off Street Parking
- Charming Private Garden
- Seven Bedrooms
- Ideally Located
- Excellent Transport Links

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

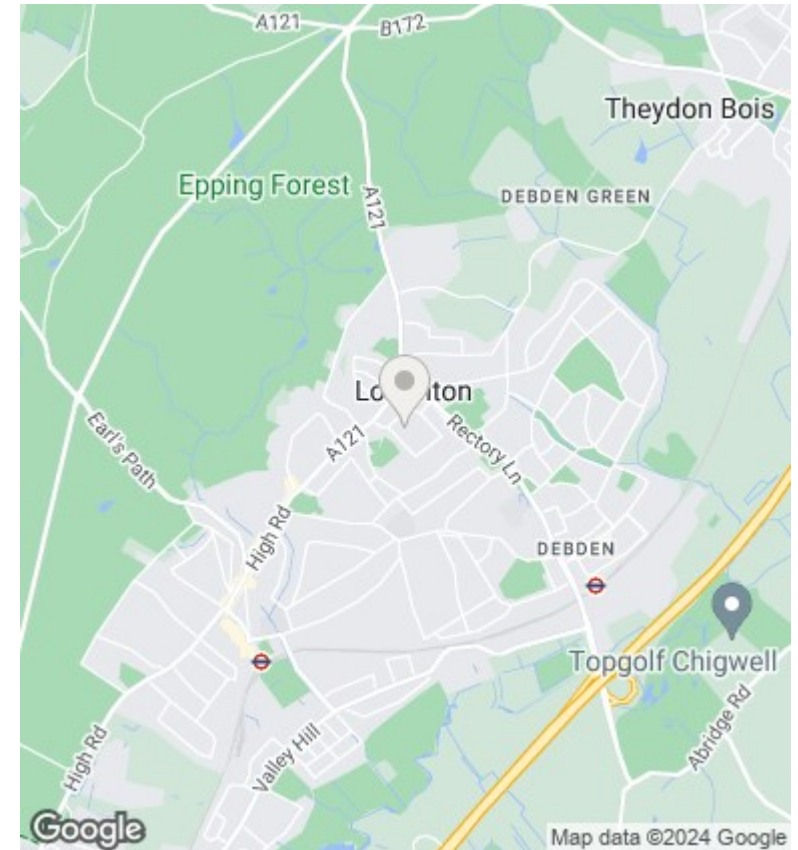
loughton@durdenandhunt.co.uk
<https://www.durdenandhunt.co.uk/>

The Greens Close
 Approx. Total Internal Area 1788 Sq Ft - 166.15 Sq M
 (Including Eaves Storage & Annex)
 Approx. Gross Internal Area Of Eaves Storage 55 Sq Ft - 5.12 Sq M
 Approx. Gross Internal Area Of Annex 132 Sq Ft - 12.25 Sq M



For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.



Viewings

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

Council Tax Band

F

EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		80
(69-80)	C	65	
(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	