

DURDEN & HUNT

INTERNATIONAL

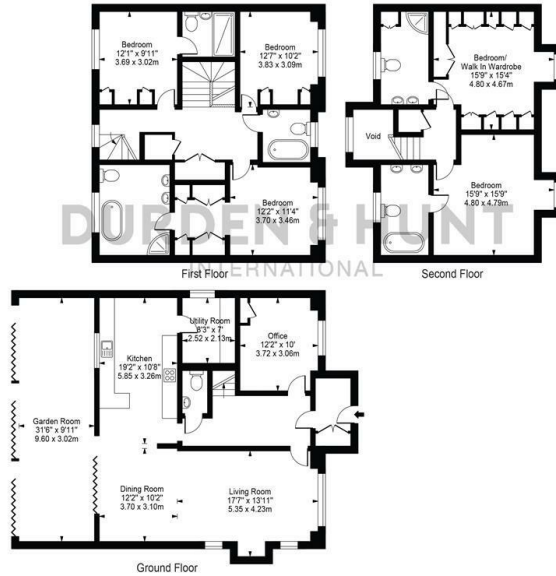


Oak Hill Road, Stapleford Abbots RM4

Offers In Excess Of £1,250,000

- Five Bedroom Detached House
- Multiple Reception Areas
- Impressive Entertaining Space
- Easily Maintained Rear Garden
- L Shape Kitchen Diner
- Good access to the A12, M11, M25
- Ground Floor Office
- Private Gated Development of Eight Houses

Abbotts Way,
Oak Hill Road
Approx. Gross Internal Area 2821 Sq Ft - 262.08 Sq M
(Excluding Void)



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

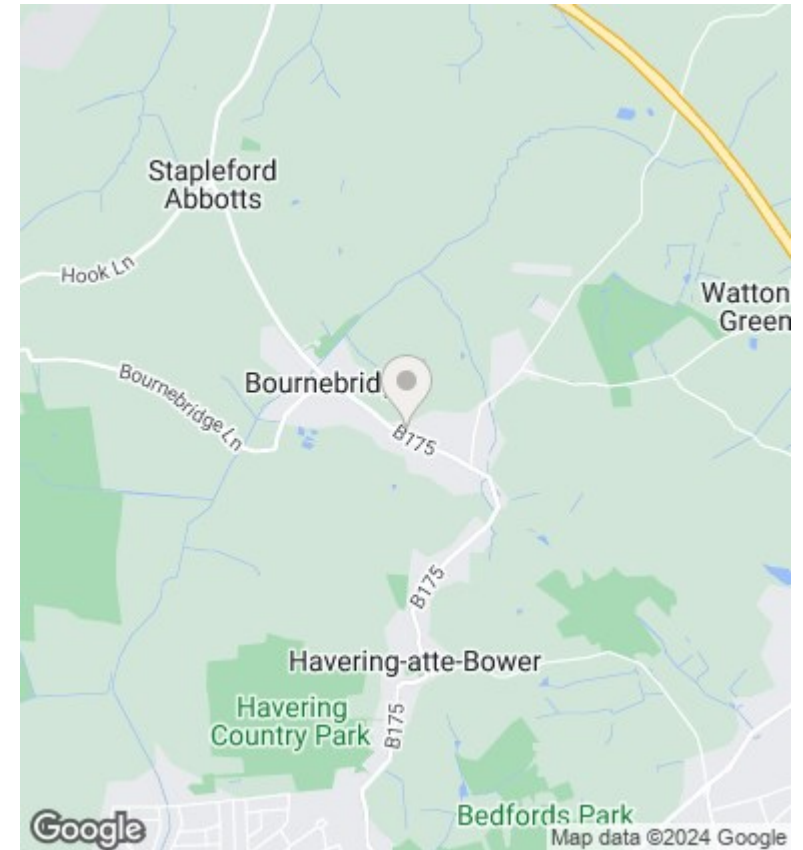
Viewings by arrangement only.
Call 01277402068 to make an appointment.

Council Tax Band

G

EPC Rating:

B



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		92
(81-91) B	87	
(69-80) C		
(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	