



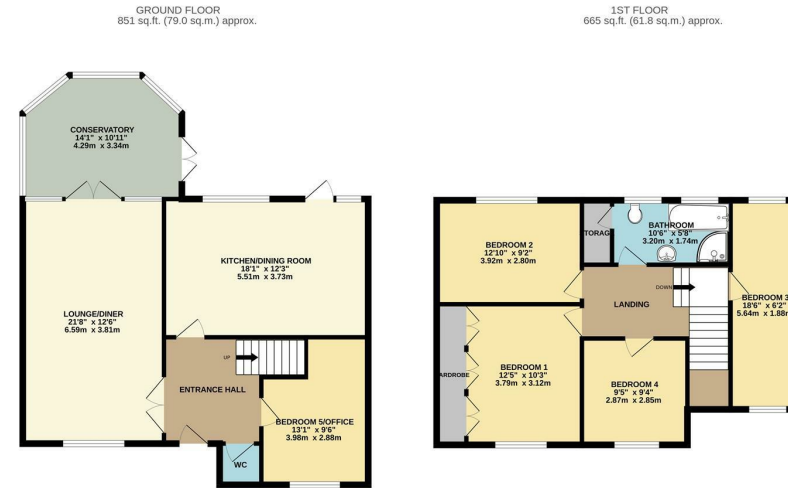
Whitehills Road, Loughton, IG10 1TS  
Offers In Excess Of £800,000

4 1 4

# Whitehills Road, Loughton, IG10 1TS

A large, extended four/five bedroom semi detached home located only a 20 minute walk to Loughton Underground Station (Central Line). Internally the house offers a good size entrance hall, large open plan lounge/dining room with conservatory to the rear, an extended kitchen creating space for a dining area or utility room, downstairs w/c and extra reception room that has previously been used as a fifth double bedroom. Upstairs offers four further double bedrooms with family bathroom and loft space.

Externally there is a large, private rear garden with patio area and conservatory. To the front is a driveway for three cars and plenty of on street parking available for guests. Whitehills Road is located only a 20 minute walk to Debden Underground Station (Central Line) and a short walk to Loughton High Street with a huge range of shops, pubs and restaurants. A viewing is highly recommended to appreciate the size of both the internal accommodation and garden.



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of rooms, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Mergim 02/24



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

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.