



# Epping Road, Nazeing Waltham Abbey EN9 2DH



## welcome to

## Epping Road, Nazeing Waltham Abbey

William H Brown are delighted to bring to the market this charming three bedroom detached family home, situated in the heart of Broadley Common, offering stunning views.













#### Accommodation Comprises Of: Entrance Hall

Laminate floor, radiator, storage cupboard.

#### **Shower Room**

Double glazed window to rear aspect, part tiled walls, radiator, tiled floor, walk in shower cubicle, wc.

#### Lounge

22' 2" x 12' 11" ( 6.76m x 3.94m ) Double glazed window to front aspect, laminate floor, patio doors, log burner, three radiators.

#### Kitchen

11' 3" x 11' 2" ( 3.43m x 3.40m )

Double glazed stable door to rear aspect, double glazed window to rear aspect, a range of wall and base units with complimenting worktops, sink unit, space for oven, part tiled walls, tiled floor, plumbing for washing machine or dishwasher.

#### **Utility Room**

8' 8" x 6' 10" ( 2.64m x 2.08m )

Double glazed window to side aspect, space for fridge freezer, double glazed door to rear aspect, access to the loft, radiator, a range of wall and base units with complimenting worktops, tiled floor, plumbing for washing machine and/or dishwasher.

#### Landing

Double glazed window to front aspect, access to the loft.

### Bedroom 1

16' 4" x 13' 10" (  $4.98m\ x\ 4.22m$  ) Double glazed window to front aspect, fitted wardrobe and immersion heater.

#### Bedroom 2

12' 11" x 10' 1" (  $3.94m\ x\ 3.07m$  ) Double glazed window to rear aspect, fitted wardrobe, radiator.

**Bedroom 3** 12' 11" x 11' 9" ( 3.94m x 3.58m ) Double glazed window to front aspect, radiator, fitted wardrobe.

#### Wc

Double glazed window to rear aspect, radiator, tiled floor, wc.

### Bathroom

Double glazed window to rear aspect, tiled floor, radiator, panelled jacuzzi bath with over the bath shower, vanity wash hand basin unit, tiled walls.

#### Exterior Front Garden

To the front of the property is a driveway and garage.

### Rear Garden

To the rear of the property is a patio area, side access, lawn area, breathtaking views of neighbouring fields, summer house with a pool.





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## **Epping Road, Nazeing Waltham Abbey**

- Stunning views
- Surrounded by nature
- Three good sized bedrooms
- Downstairs shower room and upstairs bathroom
- Drive and garage

Tenure: Freehold EPC Rating: E

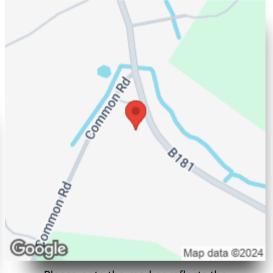
# £550,000





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Please note the marker reflects the postcode not the actual property



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