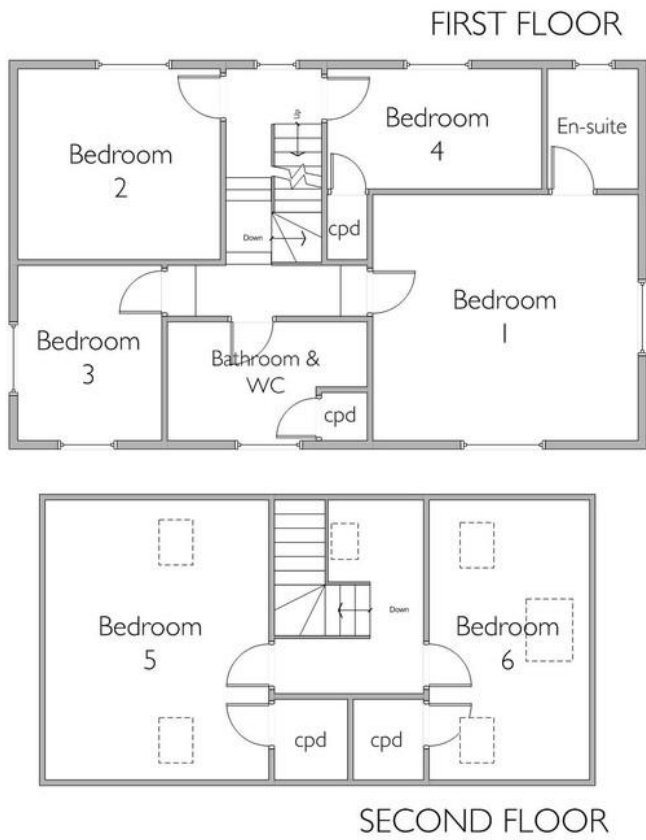
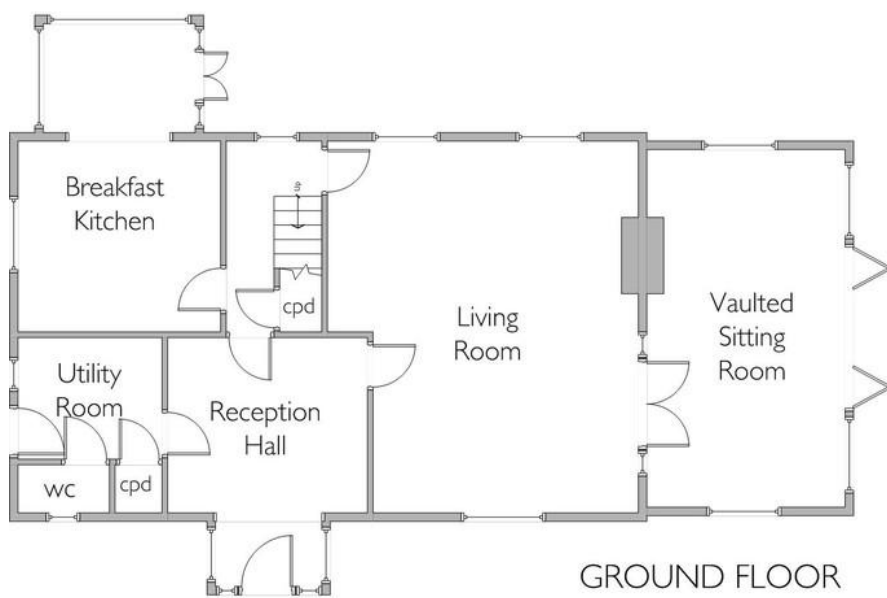


Gross Internal Floor Area: Approximately 2315 sq.ft. / 215 sq.m.
(using measurements taken at
approx 1.5m in areas of reduced headheight)



FREE MARKET APPRAISAL

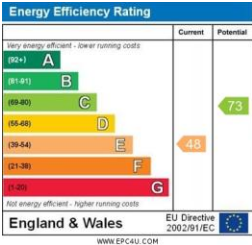
We provide a free market appraisal service. If you are considering selling your home please contact our office to arrange an appointment for one of our experienced valuers to call without obligation. A thorough professional approach and competitive fees are assured.

FINANCIAL SERVICES

If you require a mortgage to purchase this or any other property, we are able to arrange a no-obligation discussion with a Financial Advisor who is regulated by the Financial Conduct Authority.

MEASUREMENTS

ALL MEASUREMENTS ARE APPROXIMATE TO THE NEAREST INCH AND ARE GIVEN FOR INFORMATION AND GUIDANCE PURPOSES ONLY.



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Whilst every care has been taken in the preparation of these sales particulars, they are for guidance purposes only and no guarantee can be given as to the working condition of the various services and appliances. Measurements have been taken as accurately as possible but slight discrepancies may inadvertently occur. The agents have not tested appliances or central heating services. Interested applicants are advised to make their own enquiries and investigation before finalising their offer purchase.



The Long Green
Epping Green, CM16 6QN
£875,000



- Detached Family House
- 6 Good Bedrooms
- Southwest-Facing Garden
- Oil Central Heating
- Double Glazing
- Garage and Gated Parking

This individual village house stands in a quiet lane on the edge of the village and in a generous plot that runs alongside the greenery of the Long Green and offers superb 6-bedroom accommodation. With origins in the 1850s, the house now provides accommodation over three floors that caters well for today's family requirements including an impressive vaulted sitting room with views over the large garden. Epping Green is an attractive village that sits amongst open countryside and conveniently placed for access to Epping, its Central Line station as well as Harlow, motorway connections and other major locations.

GROUND FLOOR

RECEPTION HALL

11' 7" x 10' 9" (3.53m x 3.28m)

BREAKFAST KITCHEN

18' 1" x 12' 0" max (5.51m x 3.66m)

LIVING ROOM

23' 0" x 18' 9" max (7.01m x 5.72m)

VAULTED SITTING ROOM

21' 8" x 12' 0" (6.6m x 3.66m)

UTILITY ROOM

8' 7" x 7' 11" (2.62m x 2.41m)

WC

FIRST FLOOR

LANDING

BEDROOM 1

15' 0" x 15' 0" (4.57m x 4.57m)

EN-SUITE SHOWER & WC

7' 9" x 5' 2" (2.36m x 1.57m)

BEDROOM 2

12' 5" x 11' 1" (3.78m x 3.38m)

BEDROOM 3

11' 3" x 8' 7" (3.43m x 2.62m)

BEDROOM 4

12' 6" x 7' 8" (3.81m x 2.34m)

FAMILY BATH, SHOWER & WC

11' 9" x 7' 4" (3.58m x 2.24m)

SECOND FLOOR

LANDING

BEDROOM 5

13' 3" avg x 10' 0" avg (4.04m x 3.05m)

BEDROOM 6

13' 3" avg x 7' 8" avg (4.04m x 2.34m)

EXTERIOR

The house stands behind a gated block-set parking area which also provides access to the garage (behind which stands the heating oil storage tank). To the west of the house is a large lawned garden bordered by hedge and fencing.

PADDOCK & STABLES BY NEGOTIATION

There exists an opportunity to acquire approximately 4 acres of paddock, a turn out area and a range of stables (or part thereof) by separate negotiation. Please see <https://www.stevenette.com/property/residential/for-sale/essex/epping-green/the-long-green/103220002601> for details.

TENURE

We understand the property to be freehold and vacant possession is to be granted upon completion (subject to confirmation by the seller's solicitor).

SERVICES

Mains water, drainage and electricity services are understood to be connected. No services or installations have been tested.

SCHOOL PRIORTY ADMISSIONS AREA

The property stands in the Priority Admissions Area for Epping Upland CofE School and Epping St John's Senior School.

BROADBAND

It is understood that Fibre Optic Broadband is available in this area.



Viewing is available strictly by appointment
with Stevenette and Company LLP
01992 563090

