

Stevenette



5 Mount End
Theydon Mount, Essex, CM16 7PS

£895,000

PROPERTY FEATURES

- Individual Detached House
- Over 1850 sq.ft.
- Pair of Garages
- LPG Central Heating
- Lovely Gardens to 3 Sides
- Double Glazing

FULL DESCRIPTION

Offered with NO ONWARD CHAIN, this is a rare opportunity to have the best of both worlds - a lovely countryside setting as one of a handful of properties positioned along Mount End and close proximity to Epping, its lively High Street with its wide range of shops, cafes, restaurants and its Central Line station that offers access to the City within about 45 minutes. The house offers spacious and versatile accommodation that has been created through the sellers' well-executed programme of extension and is fitted to a high standard including a lovely 29' open-plan day, dining and kitchen that has bi-fold doors opening to the large west-facing garden with open views over the fields towards Epping.

GROUND FLOOR

STUDY HALL

14' 7" max x 8' 9" avg (4.44m x 2.67m)

LIVING ROOM

19' 0" x 14' 2" (5.79m x 4.32m)

CONSERVATORY

12' 6" x 12' 6" (3.81m x 3.81m)

DAY/DINING ROOM AND KITCHEN

29' 0" x 13' 11" max (8.84m x 4.24m)

REAR HALL

5' 9" x 5' 7" (1.75m x 1.7m)

Plus large built-in cloaks cupboard.

WC



FIRST FLOOR

LANDING

BEDROOM 1

15' 7" x 14' 3" (4.75m x 4.34m)

BEDROOM 2

13' 11" x 9' 10" (4.24m x 3m)

BEDROOM 3

11' 3" x 6' 9" (3.43m x 2.06m)

Measured up to a full bank of fitted wardrobes.

LAUNDRY

5' 9" x 5' 0" (1.75m x 1.52m)

BATH, SHOWER ROOM & WC

11' 11" x 11' 0" (3.63m x 3.35m)

EXTERIOR

The house stands behind a lovely cottage garden with a good gravelled driveway providing parking and access to the garages.

The rear garden is laid to lawn with a lovely stone-paved patio area and established beds and borders. To the rear of the house are a pair of timber-built stores (15'0" x 5'4" and 11'5" x 3'0").

GARAGE ONE

17' 7" x 9' 9" (5.36m x 2.97m)

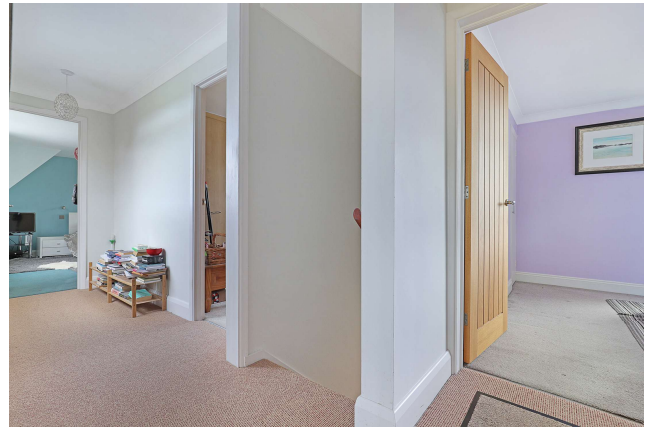
Electric roller door.

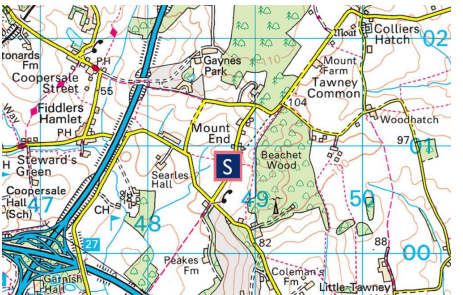
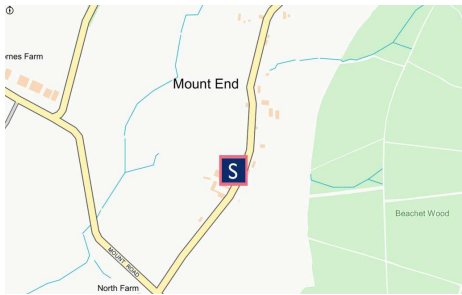
GARAGE TWO

17' 7" x 9' 4" (5.36m x 2.84m)

SERVICES

Mains water and electricity services are understood to be connected. Drainage is provided by a private septic tank system. No services or installations have been independently tested by the agent.





BROADBAND

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

COUNCIL TAX

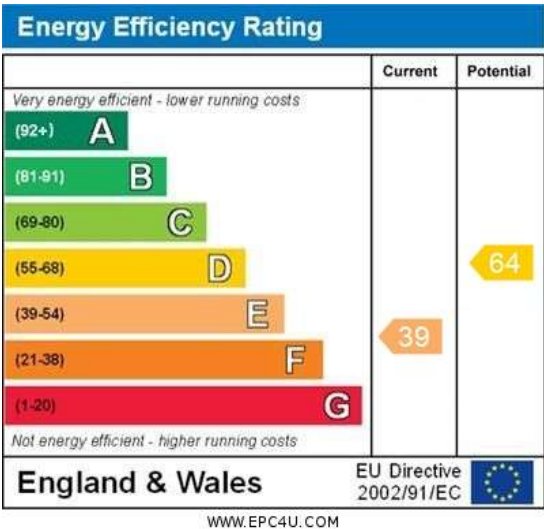
Council Tax is payable to Epping Forest District Council. The property is shown in Council Tax band 'G'.

TENURE

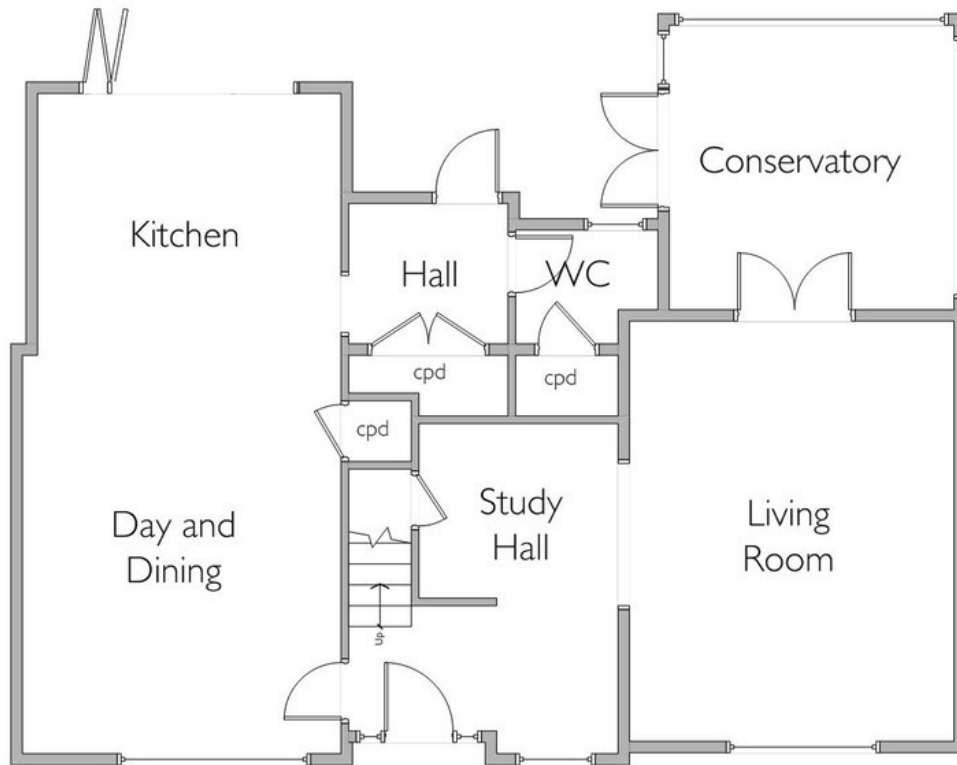
We understand the property to be freehold and vacant possession is to be granted upon completion (subject to confirmation by the seller's solicitor).

**SCHOOL PRIORITY ADMISSIONS
(CATCHMENT) AREA**

The property stands in the Priority Admissions Area for Coopersale and Theydon Garnon Church of England (Voluntary Controlled) Primary School & Epping St John's Church of England School.



GROUND FLOOR



Gross Internal Floor Area:
Approximately 1855 sq.ft. /
172 sq.ft.



FIRST FLOOR

PROPERTY PEOPLE PROFESSIONALISM

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements