

Stevenette



14 Stonards Hill
Epping, Essex, CM16 4QF

£885,000

PROPERTY FEATURES

- Spacious Family Home
- Brand New Kitchen
- 4 Good Bedrooms
- Double Glazing
- Master with Dressing & En-Suite
- Gas Central Heating

FULL DESCRIPTION

This spacious end-terrace townhouse is immaculate from top to bottom including a newly-installed a stunning open-plan day kitchen with full bi-fold doors to the southwest-facing garden. One of the best in the Theydon Grove development - one of the town's most popular and highly regarded residential locations - the house offers well-balanced family accommodation that has a welcoming and high-quality feel throughout. Epping High Street and its wide range of cafes, restaurants and shops is just minutes' walk away, as is the Central Line Station.

GROUND FLOOR

ENTRANCE HALL

OPEN PLAN DAY & DINING KITCHEN

19' 11 (Max)" x 18' 10 (Max)" (6.07m x 5.74m)

An 'L'-shaped room with full bi-fold doors to the garden.

UTILITY ROOM

8' 4" x 7' 9" (2.54m x 2.36m)

STUDY

10' 7" x 7' 4" (3.23m x 2.24m)

WC



FIRST FLOOR

LANDING

LIVING ROOM

18' 11" x 11' 0" (5.77m x 3.35m)

BEDROOM 2

11' 4" x 10' 11" (3.45m x 3.33m)

BEDROOM 3

10' 11" x 8' 5" (3.33m x 2.57m)

BATHROOM & WC

5' 2" x 6' 7" (1.57m x 2.01m)

SECOND FLOOR

LANDING

BEDROOM 1

14' 4" x 12' 11 (Max)" (4.37m x 3.94m)

EN-SUITE SHOWER & WC

10' 11" x 7' 10" (3.33m x 2.39m)

DRESSING ROOM

8' 11" x 8' 0" (2.72m x 2.44m)

BEDROOM 4

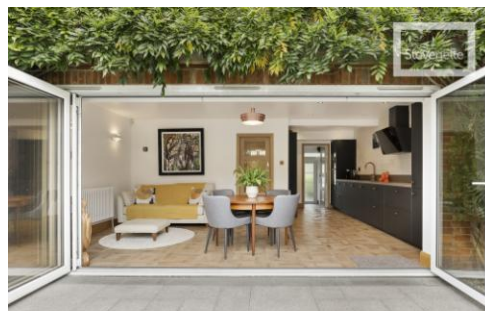
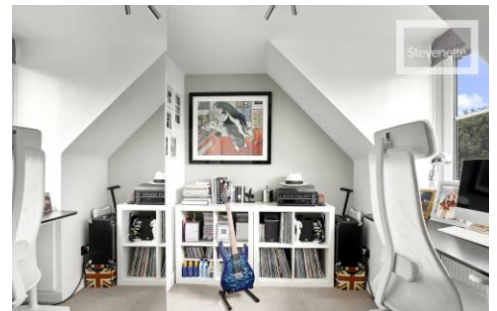
8' 0" x 10' 0" (2.44m x 3.05m)

EXTERIOR

The house is approached over a block-set double width driveway providing great parking. A gated path leads to the side of the house where there is useful space for storage.

The rear garden is set out to a Mediterranean design with a lawn surrounded by feature beds and a lovely terrace with pergola - ideal for al-fresco dining and relaxing in the evening.





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

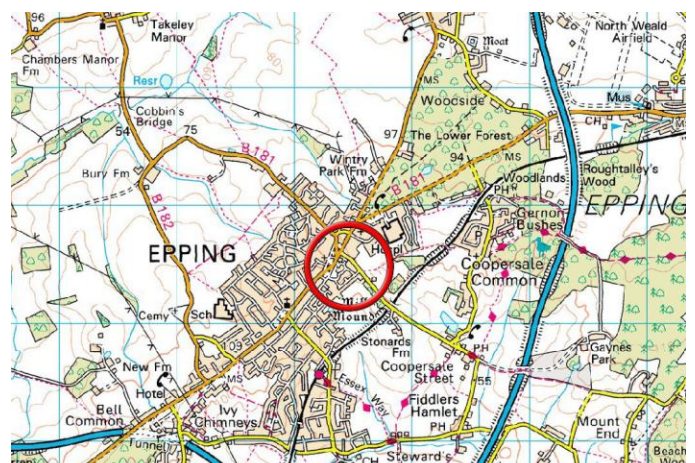
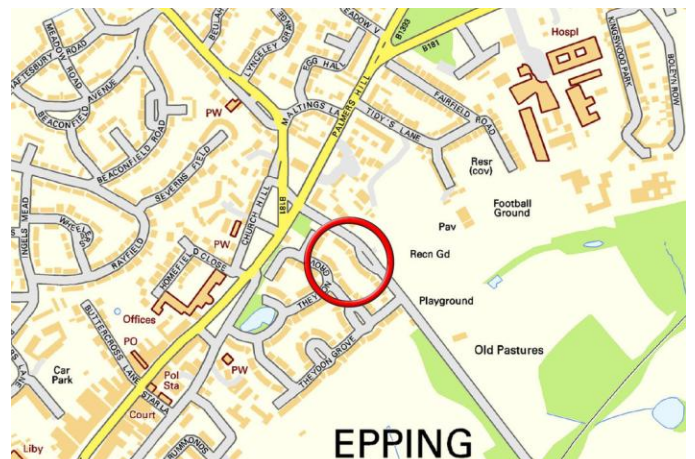
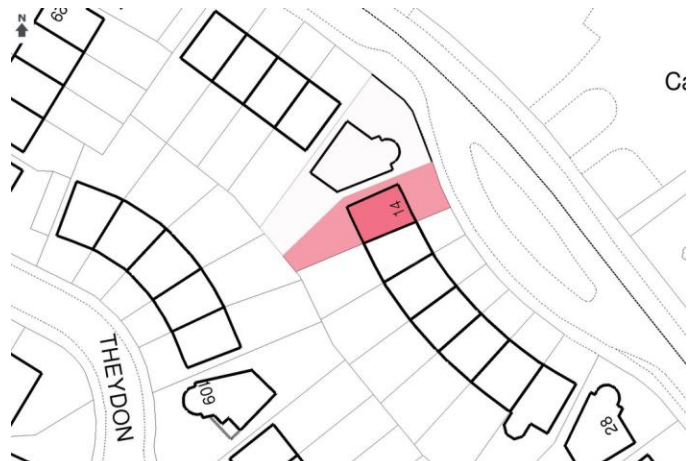
All mains services are understood to be connected. No services or installations have been tested.

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

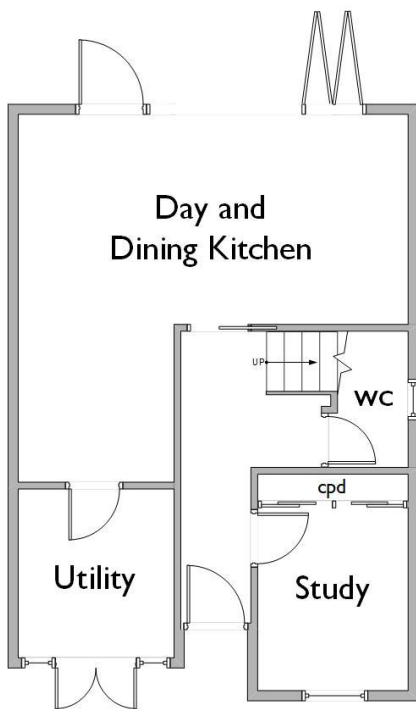
It is understood that Fibre Optic Broadband is available in this area.

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

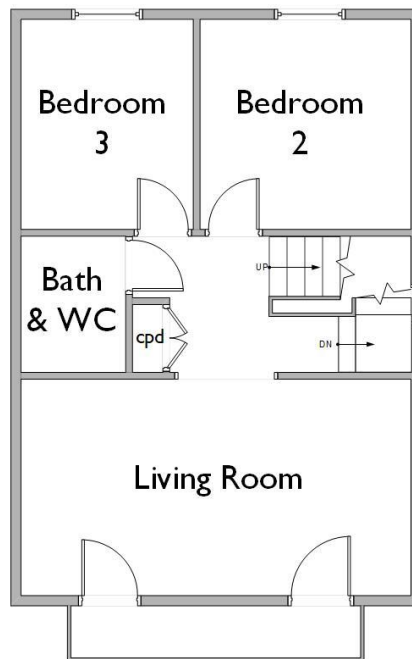
The Theydon Grove Residents Association is entrusted with maintenance of the communal grounds areas within the development and a fee of £10 per year (voluntary) is payable in respect of this and ad-hoc community events, newsletters etc. for residents of the development.



Gross Internal Floor Area: Approximately 1527 sq.ft. / 142 sq.m.



GROUND FLOOR



FIRST FLOOR



SECOND 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