



A beautifully presented one-bedroom ground floor apartment offered completely chain free.

This stunning apartment is in the heart of Loughton, close to the central line and only a short walk from a wide selection of shops, coffee shops, restaurants and local amenities.

Exclusively for residents aged 55 and over, the property offers over 545 sq ft of accommodation and benefits from its own private, low-maintenance garden.

Holly Oak House, Loughton



- ◆ Exclusively for residents aged 55 and over, measuring approximately 545 sq ft with a private garden
- ◆ Features an open plan fitted kitchen, lounge and dining area measuring 16'8" x 13'7"
- ◆ Spacious bedroom measuring 13'5" x 12'4" with fitted wardrobes and a window overlooking the garden
- ◆ A well-appointed three piece shower room with glass screened shower, vanity unit and w/c

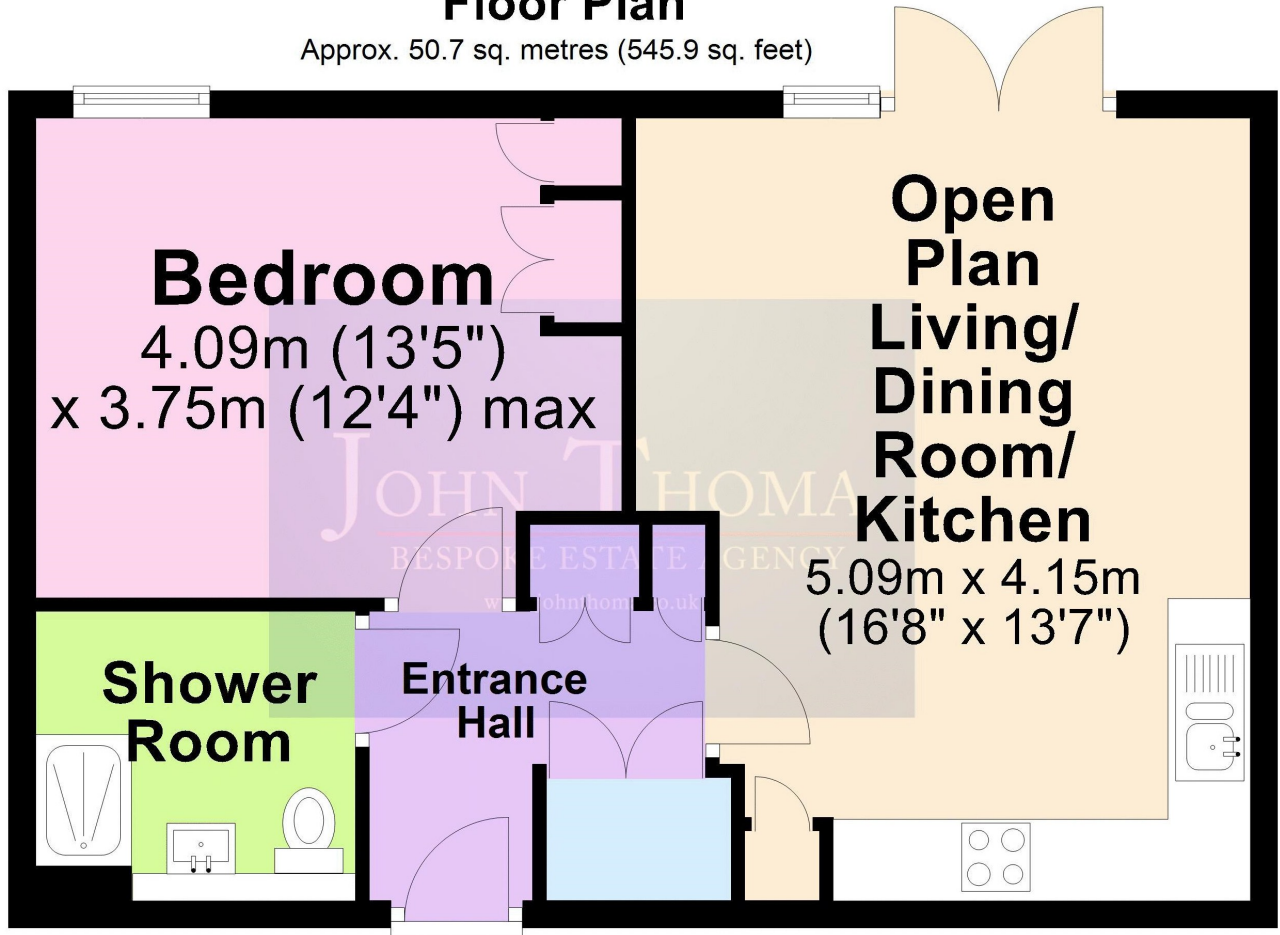
- ◆ This is a secure gated development with multiple on-site visitor parking spaces
- ◆ Ideally located in the heart of Loughton, close to the central line, shops, restaurants and amenities
- ◆ Residents benefit from a generous communal reception room with access to a garden area
- ◆ Additional luxury guest suite available for visiting family at a reasonable cost



Agent Note: The information provided about this property does not constitute or form part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.

Floor Plan

Approx. 50.7 sq. metres (545.9 sq. feet)



Total area: approx. 50.7 sq. metres (545.9 sq. feet)

Score	Energy rating	Current	Potential
92+	A		
81-91	B	83 B	83 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Council Tax Band: C (Epping Forest)

[John Thoma Bespoke Estate Agency, Chigwell Branch](#)

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