

Bower Hill, Epping

Guide Price £1,500,000

4 6 2 C

MILLERS

ESTATE AGENTS

Perfectly situated in the desirable Bower Hill area of Epping, is this completely refurbished and beautifully finished detached property. Offering the perfect blend of character and elegance, measuring approximately 3,721.8 square feet of living space. It features four double bedrooms and six bath or shower rooms, making it an ideal choice for the family buyer or those in search of their forever home.

The property is exceptionally well-presented, boasting luxurious floor tiling, "Siemens" kitchen appliances, real flame gas fires, and marble worktops complete with a matching kidney-shaped breakfast bar. The six bath and shower room suites are impeccably finished in white with beautifully tiled walls. The open-plan family room and kitchen include bi-folding doors and a pop-up TV, ensure comfort and convenience for you and the family. The fully equipped kitchen breakfast room comes with integrated ovens, a double-width hob, a designer fan, a fridge freezer, and a wine cooler.

A standout feature of this home is the hexagonal roof window, which allows light to pour down through the galleried landing into the reception hall. Improvements include an air source heat pump for hot water and underfloor heating, a water softener, air conditioning in the master bedroom, and triple glazing throughout. Additionally, a "Sonos" sound system with hidden speakers is installed on the patio and ground floor, adding a modern touch. The lighting, electrical systems, windows, doors, and heating system are all newly installed with minimal use. Many more features await discovery.

Outside, there is a triple-length garage and block-paved parking for multiple vehicles, all secured behind electric gates. External garden lighting creates a cozy atmosphere, and an irrigation system maintains the stunning gardens for you. A 24-hour security TV monitoring system and lockable side gates provide real peace of mind.









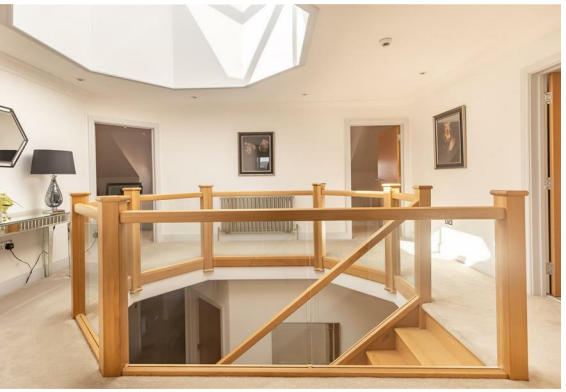
















GROUND FLOOR

Entrance Hall

Porch
5'8" x 4'6" (1.73m x 1.37m)

Living Room
18'10" x 13'8" (5.75m x 4.17m)

Shower Room
6'8" x 5'5" (2.03m x 1.65m)

Kitchen/ Dining/ Family Room
33'7" x 19'6" (10.24m x 5.94m)

Utility Room
9'8" x 10'3" (2.94m x 3.13m)

Bedroom Four
18'9" x 11'9" (5.71m x 3.59m)

En-suite Shower Room
5'6" x 6'7" (1.68m x 2.01m)

FIRST FLOOR

Galleried Landing

Bedroom One
16'2" x 23'2" (4.93m x 7.07m)

Walk-in Wardrobe
16'8" x 6'1" (5.07m x 1.85m)

En-suite Bathroom
11'4" x 13'2" (3.45m x 4.01m)

Bedroom Two
15'1" x 13'0" (4.60m x 3.96m)

En-suite Shower Room
12' x 6'2" (3.66m x 1.88m)

Bedroom Three
13'0" x 14'6" (3.97m x 4.43m)

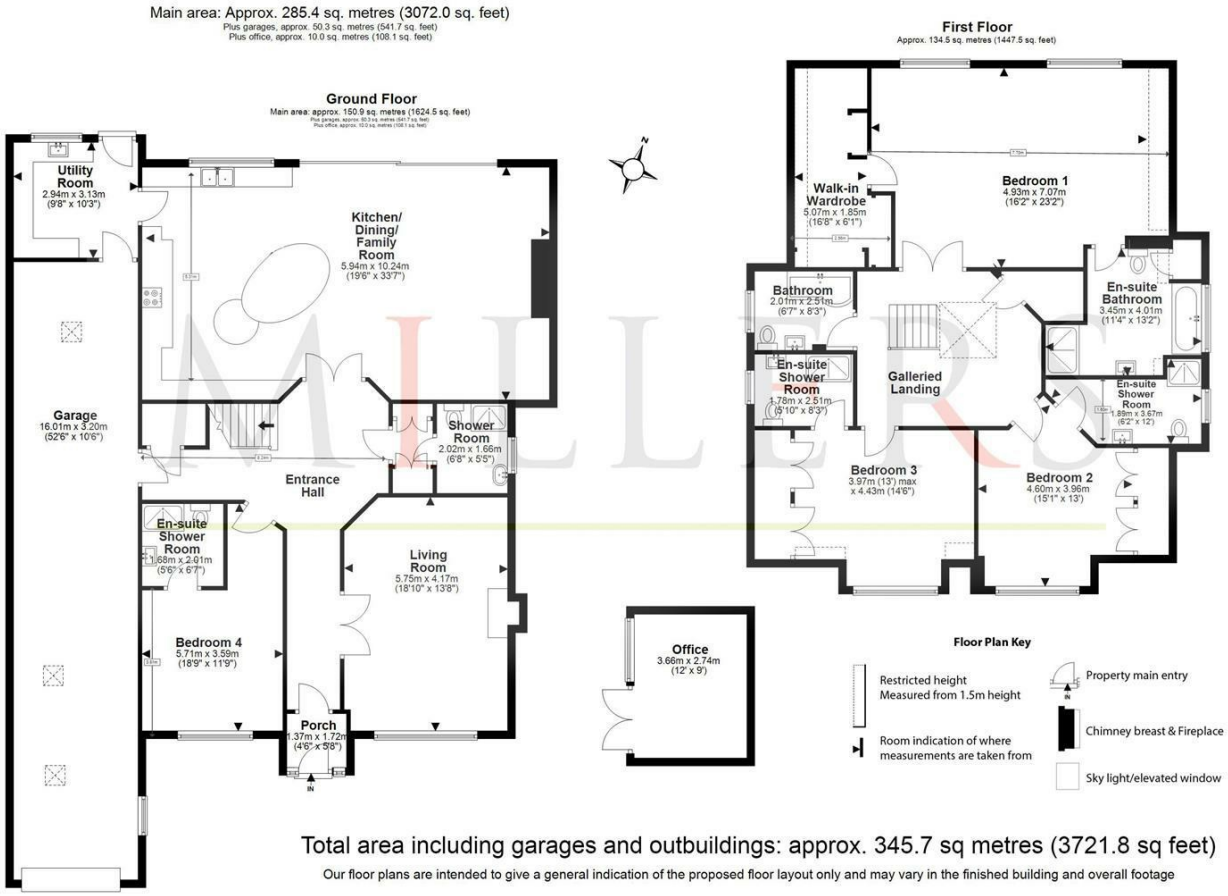
En-suite Shower Room
5'10" x 8'3" (1.78m x 2.51m)

Bathroom
8'3" x 6'7" (2.51m x 2.01m)

EXTERNAL AREA

Garage
52'6" x 10'6" (16.00m x 3.20m)

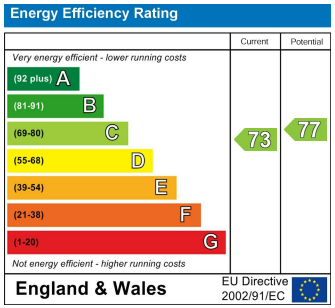
Office
12'0" x 9'0" (3.66m x 2.74m)

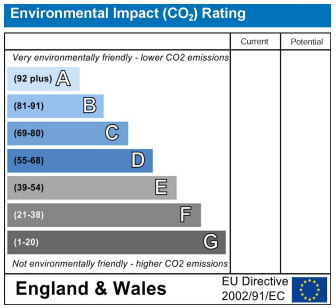


Total area including garages and outbuildings: approx. 345.7 sq metres (3721.8 sq feet)

Our floor plans are intended to give a general indication of the proposed floor layout only and may vary in the finished building and overall footage







Viewing

Please contact our Millers Office on 01992 560555
if you wish to arrange a viewing appointment for this property or require further information.

These particulars are believed to be accurate but are provided as a general guide only and do not form part of any offer or contract. Prospective purchasers should verify their accuracy through inspection or other means. No employee of this firm is authorised to make any representation or warranty regarding the property. “AI” may have been used in some photography or graphics for marketing and presentation purposes. No physical part of the property or location has been altered.

229 High Street, Epping, Essex, CM16 4BP
Tel: 01992 560555 | Email: sales@millersepping.co.uk
www.millersepping.co.uk