



Wing Close, North Weald

O.I.E.O £875,000

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MILLERS
ESTATE AGENTS

* EXECUTIVE DETACHED HOUSE * FIVE GENEROUS BEDROOMS * BESPOKE GATED DEVELOPMENT * APPROX. 2,348.2 SQ FT VOLUME * STUNNING CONDITION * NO ONWARD CHAIN *

Tucked away at the end of a gravelled driveway, this modern detached family home sits within an exclusive gated development of just four houses. This beautifully appointed residence offers space and a sense of seclusion, with the tranquil backdrop of Roughly Woods providing privacy and calm.

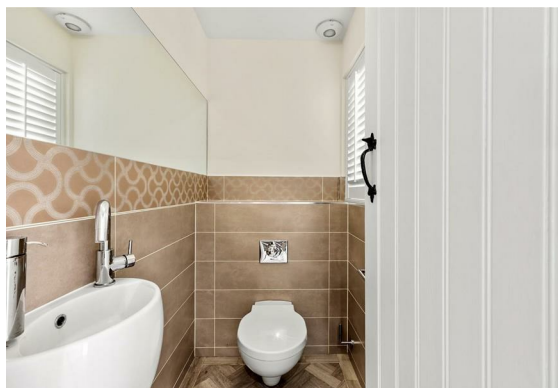
Stepping inside, a spacious entrance hall welcomes you, with stairs rising to the first floor and doors leading into the heart of the home. The remodelled kitchen and dining area is thoughtfully designed, featuring a central island and a full suite of Miele appliances, flowing seamlessly into a family space and a practical utility room. The living room is beautifully decorated, centred around a charming brick inglenook fireplace, while French doors invite you out to the garden beyond.

Upstairs, a generous landing leads to five bedrooms, including four spacious doubles and a well-proportioned single. The master suite enjoys its own en-suite bathroom and a selection of fitted wardrobes, while the family bathroom is fitted with both a bath and a separate shower, offering comfort and convenience for busy mornings or relaxing evenings.

The rear garden is designed for low maintenance, with a stunning patio and a decked area ideal for outdoor dining or entertaining. There is side access and a further lawned area, perfect for relaxing or enjoying time with family and friends.

PLANNING PERMISSION WAS GRANTED FOR A LOFT EXTENSION PROVIDING TWO BEDROOMS, AN EN SUITE & PLAYROOM. (Expired Approval Ref: EPF/2163/17).

Wing Close is located in the centre of North Weald village, near arable farmland, the airfield and the open fields along Church Lane. It is also only a short distance on foot from the high street, which has a variety of shops such as a COOP store, cafes, a restaurant and public houses.





GROUND FLOOR

Kitchen Breakfast Room

14'11" x 11'6" (4.55m x 3.51m)

Dining Room

13'10" x 11'5" (4.21m x 3.48m)

Utility Room

5'10" x 6'2" (1.78m x 1.87m)

Cloakroom WC

5'9" x 3'6" (1.76m x 1.07m)

Living Room

19'1" x 12'8" (5.81m x 3.85m)

FIRST FLOOR

Bedroom One

21'0" x 17'6" (6.39m x 5.34m)

En-suite Shower Room

10' x 5'5" (3.05m x 1.65m)

Bedroom Two

10'10" x 13'8" (3.30m x 4.17m)

Bedroom Three

8'0" x 13'8" (2.44m x 4.17m)

Bedroom Four

9'4" x 13'5" (2.84m x 4.08m)

Bedroom Five

7'6" x 11'0" (2.29m x 3.35m)

Bathroom

10'2" x 8'2" (3.10m x 2.49m)

EXTERNAL AREA

Rear Garden

33' x 34' (10.06m x 10.36m)

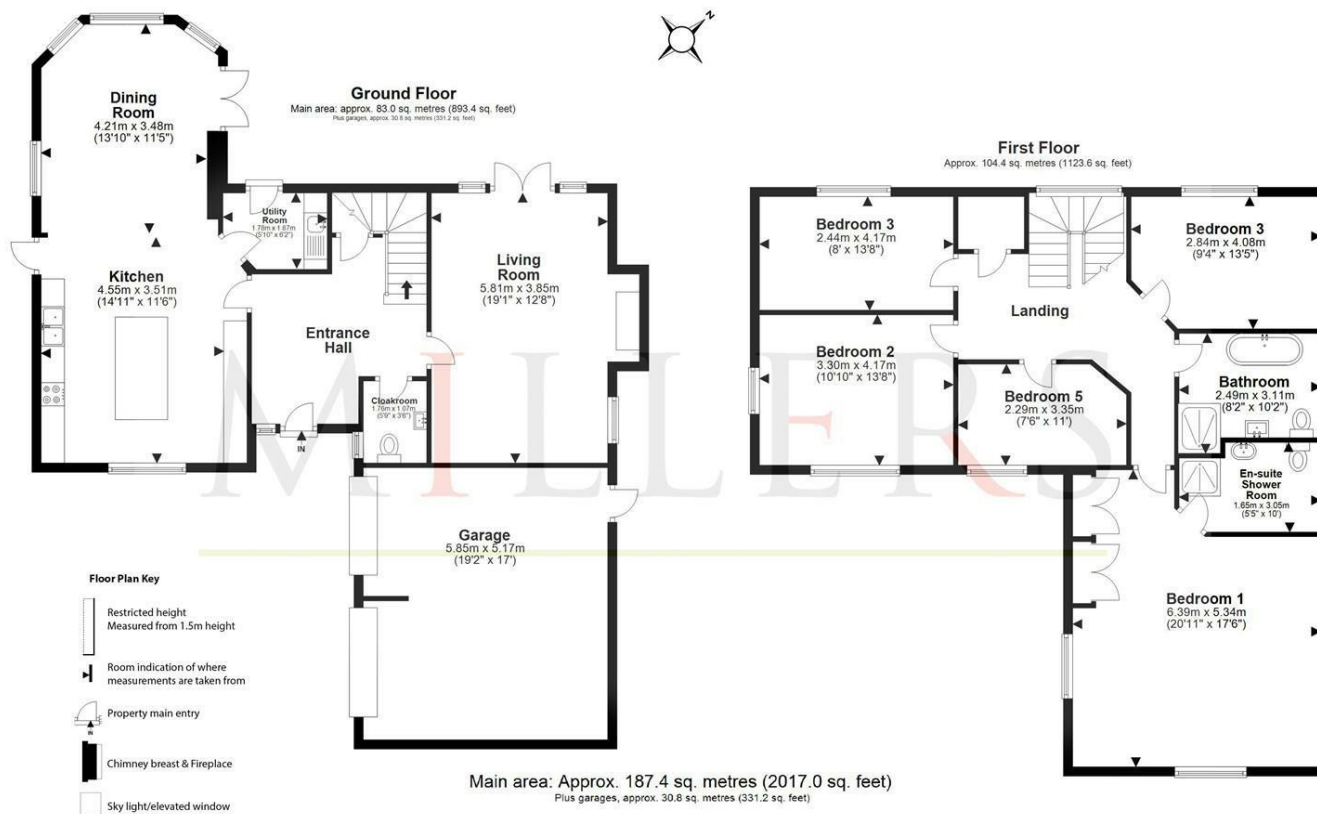
Double Garage

19'2" x 17' (5.84m x 5.18m)

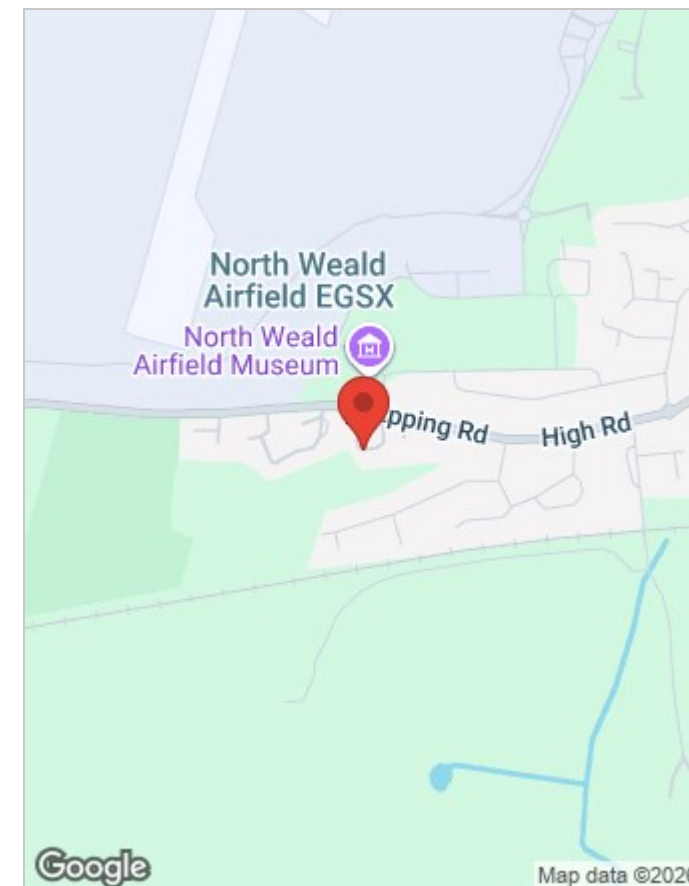
Side Garden

36' x 35' (10.97m x 10.67m)





Main area: Approx. 187.4 sq. metres (2017.0 sq. feet)
Plus garages, approx. 30.8 sq. metres (331.2 sq. feet)
Total area including garages and outbuildings: approx. 218.3 sq metres (2348.2 sq feet)



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <i>Not energy efficient - higher running costs</i>			
		72	79
England & Wales EU Directive 2002/91/EC 			

Environmental Impact (CO ₂) Rating		Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <i>Not environmentally friendly - higher CO₂ emissions</i>			
		66	73
England & Wales EU Directive 2002/91/EC 			

Viewing

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

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