

BUTLER & STAG



34 Blackacre Road, Theydon Bois
Epping

£1,200,000



Blackacre Road

Theydon Bois, Epping

A spacious and versatile four-bedroom family home, offering generous and well-proportioned accommodation with an excellent range of living and reception spaces.

- Detached Family Home
- Four Bedrooms
- Separate Study/Home Office
- Excellent Range Of Reception And Living Spaces
- Ground-Floor Shower Room
- Spacious Living Room



The property is approached via a welcoming entrance hall, providing access to the principal rooms. The impressive living room is bright and spacious, creating an ideal setting for both relaxing and entertaining. A separate dining room provides a dedicated space for family meals and gatherings.

The kitchen is conveniently positioned alongside the main living accommodation and offers a practical and functional workspace. The property also benefits from a delightful sun room, providing valuable additional living space with a variety of possible uses, including a sitting room, playroom, hobby area or entertaining space.

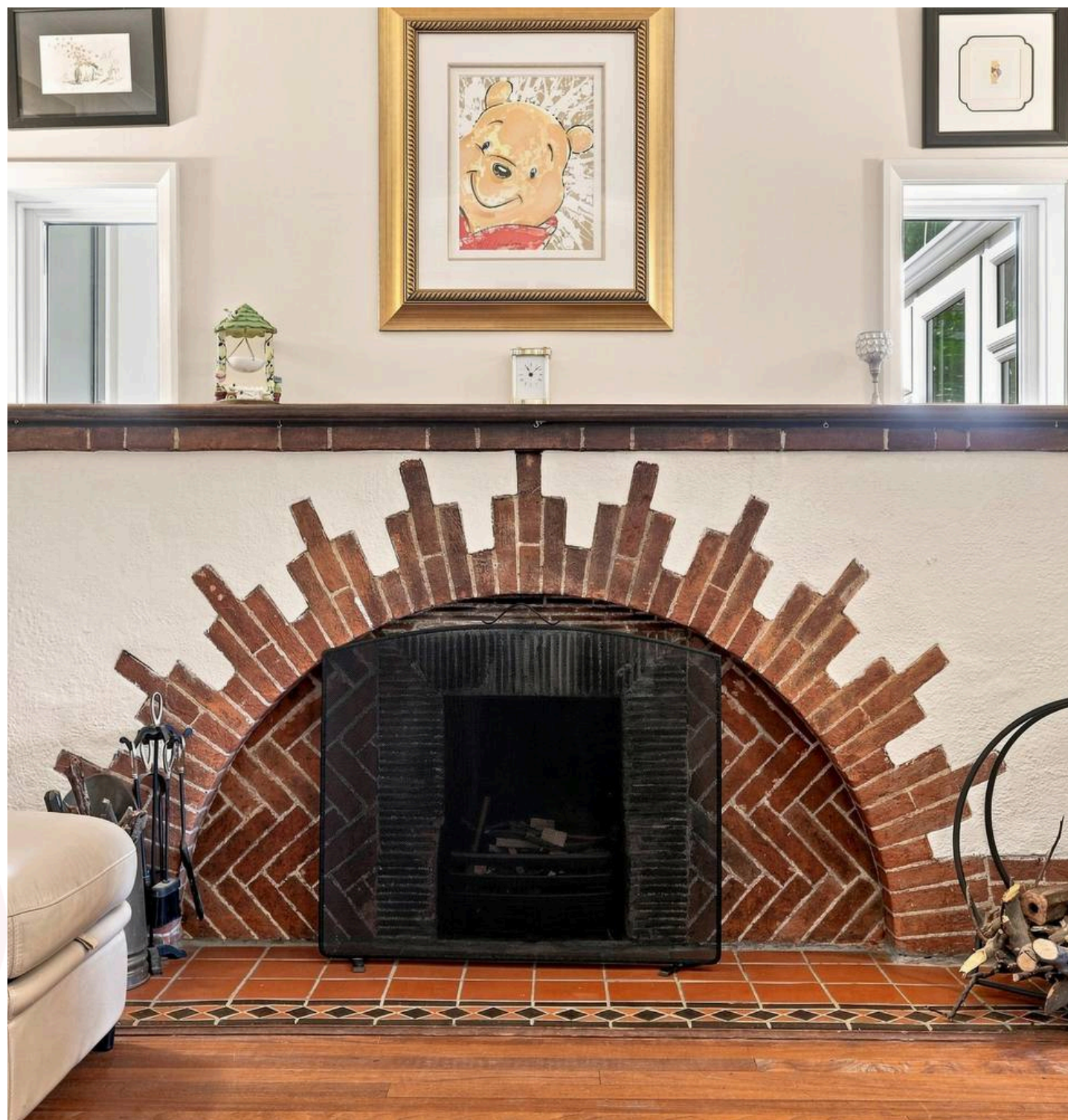
A separate study provides an excellent dedicated space for working from home and could also be used as a quiet reading room or additional reception area.

The ground floor is further complemented by a shower room, adding convenience and flexibility to the accommodation.

Upstairs, the property provides four well-proportioned bedrooms, offering excellent flexibility for family living, guests or home working. The principal bedroom benefits from a walk-in wardrobe, providing generous additional storage.

The remaining bedrooms are versatile and well suited to children, guests or further home office/hobby requirements. A family bathroom completes the accommodation.

Overall, this is a substantial and highly adaptable family home, offering a fantastic combination of generous bedrooms and multiple reception spaces. The sun room, study, separate dining room and walk-in wardrobe are particularly useful features, providing plenty of flexibility to accommodate modern family life.







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Approx. Gross Internal Area 185.9 sq. metres (2000.9 sq. feet)

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Measurements are approximate and for illustration purposes only. While we do not doubt the accuracy and completeness, we advise you conduct a careful independent assessment of the property to determine monetary value

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