

FINE & COUNTRY

Hoe Lane I Nazeing I EN9 2RW I

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Nestled behind private electric gates on Hoe Lane in Nazeing, this rare four-bedroom detached family home presents an exceptional opportunity for those seeking space, privacy, and stunning countryside views. Spanning an impressive 2,416 sq ft, this property is set on a remarkably large plot, measuring 0.42 of an acre making it a true gem in today's market.

Upon entering, you are greeted by a welcoming hallway that leads to multiple reception rooms, including a relaxed family living room, a formal sitting room, and a dedicated dining room, perfect for entertaining. The spacious kitchen / breakfast room is designed for family life, complemented by a home office and a utility room for added convenience. A light-filled conservatory seamlessly connects the indoors with the picturesque garden, providing a tranquil space to enjoy the surrounding nature. A guest cloakroom completes the ground floor, ensuring practicality for family and visitors alike.

Upstairs, you will find four generous double bedrooms, including a principal suite that boasts its own en-suite bath/shower room and a private balcony ideal for enjoying morning coffee while overlooking the open fields. A well-appointed shower room serves the other bedrooms, ensuring comfort and convenience for the entire family.

What truly distinguishes this property is its expansive grounds. With planning permission already granted for a three-bedroom annexe with a study, this home offers excellent potential for accommodating grandparents, extended family, or guests, allowing everyone their own space while remaining close to loved ones. The vast plot also presents exciting possibilities for further development, such as a large garage or even a second dwelling, subject to the necessary planning permissions.

This remarkable family property, with its blend of space, privacy, and future potential, is a rare find. Early viewing is highly recommended to fully appreciate all that this property has to offer.

The property benefits from a modern private drainage system, gas fired central heating, mains water and electricity.

- Detached House
- Planning for a Detached Annex
- 4 Double Bedrooms
- Gated 0.42 Acre Site
- Rural Views
- 5 Reception Rooms
- 2 Bathrooms & a Cloakroom
- Large Kitchen/ Breakfast Room
- Gas Fired Central Heating















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4 2 5 C

Tenure:	Freehold
Council:	Epping Forest D.C.
Tax Band:	G










13
OMG!
YOU'RE A
TEENAGER



Hoe Lane Nazeing



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