



Mount End, Epping, CM16 7PS

* TWO DOUBLE BEDROOMS * CHARMING COTTAGE * VILLAGE LOCATION * BEAUTIFULLY PRESENTED THROUGHOUT * LARGE GARDEN * SHORT DRIVE TO EPPING TOWN * DRIVEWAY *

Millers Lettings are delighted to offer this charming two-bedroom, two-bathroom period cottage, ideally situated in the peaceful and highly sought-after semi-rural setting of Mount End, just three miles from Epping.

Full of character and traditional charm, this delightful cottage offers well-presented and versatile accommodation arranged over two floors. The ground floor comprises a welcoming living room, separate dining room, fitted eat-in kitchen, useful utility room and shower room/WC.

To the first floor are two generous bedrooms, a family bathroom and access to useful loft storage.

Externally, the property boasts a substantial mature rear garden, complete with a shed and plenty of space to enjoy the outdoors. There is also off-street parking and, to the front, the property enjoys far-reaching countryside views, creating a wonderfully peaceful setting.

** The property is AVAILABLE from the OCTOBER 2026 on a UNFURNISHED BASIS *

Perfect for those looking to enjoy the character and charm of a period home with the benefit of a semi-rural lifestyle, while still being within easy reach of Epping and its excellent amenities and transport links.

* Fibre broadband is available into the house & Garden maintenance is included if required *



£2,000 Per Calendar Month

- PERIOD COTTAGE
- 2 BATH/SHOWER ROOMS
- UTILITY ROOM
- OIL CENTRAL HEATING
- RURAL SURROUNDINGS
- 2 RECEPTION ROOMS
- AVAILABLE OCTOBER 2026
- OFF-STREET PARKING
- LARGE REAR GARDEN
- UNFURNISHED BASIS



MILLERS
LETTINGS

Property Dimensions

- Front
- Living Room
- Dining Room
- Kitchen
- Utility Room
- Ground Floor Bathroom
- Bedroom One
- Bedroom Two
- Bathroom

- Garden
- TERM
- DATE
- DEPOSIT
- FURNITURE
- ADMIN FEE
- REFERENCE FEE

TERM: A periodic tenancy is offered, with a long-term tenant preferred.

DATE: The earliest date that a successful client could move into the property will be the 24th October 2026 (subject to terms conditions and references).

HOLDING DEPOSIT: The holding deposit is equal to 1 week's rent. Paid by you to reserve the property. This is only retained, if any relevant person (including guarantor(s)) withdraw from the tenancy; fail a Right-to-Rent check; provide materially significant false or misleading information; fail to sign their tenancy agreement (and or Deed of Guarantee) within 15 calendar days.

DEPOSIT: The deposit will be equal to 5 weeks' worth of rent or 6 weeks rent where the annual rent is £50,000 or higher. Protected via the (DPS) Deposit Protection Service.

FURNITURE: The property is available on an UNFURNISHED basis, although the white goods are available to purchase upon request from the existing tenant.

UTILITY BILLS: Tenants are responsible (unless agreed otherwise in writing) for all utility payments which will also include a TV licence and Council Tax accounts. Please refer to your AST for full information.

COUNCIL TAX: The council tax band is E



Directions

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		90
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	53	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		



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