



Chapel Road, Epping

Asking Price £845,000

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MILLERS
ESTATE AGENTS

**** VICTORIAN DETACHED HOME ** FEATURE FIREPLACES ** SASH WINDOWS ** LARGE GARDEN APPROX 115' ** DESIRABLE CUL DE SAC ** MINUTES WALK TO HIGH STREET ****

This delightful detached Victorian home is a true gem, brimming with character and period features. As you approach, you are greeted by an attractive entrance storm porch that leads into a welcoming hallway. The front lounge boasts elegant bay sash windows and a feature fireplace, creating a warm and inviting atmosphere. This space seamlessly flows into a cosy dining room, also adorned with a feature fireplace and an understairs storage cupboard, perfect for keeping your home tidy.

The modern fitted kitchen and breakfast room is a highlight of the property, featuring a breakfast bar with seating and a door that opens directly onto the rear garden, making it ideal for entertaining.

Upstairs, the master bedroom is a spacious retreat, complete with a sash bay window, built-in wardrobes, and a charming feature fireplace. Two additional bedrooms provide ample space for family or guests, with one also showcasing a lovely feature fireplace. The family bathroom is conveniently located to serve all bedrooms.

The front garden is a paved courtyard with side access, while the rear garden, measuring approximately 115 square feet, is a true outdoor oasis. It features a raised decked patio area, perfect for al fresco dining and entertaining, complete with a covered BBQ area. A basement garden room, accessible from the rear garden, serves as a fantastic bar area and includes a cloakroom. Steps lead down to an extensive lawn, surrounded by mature hedges and shrub borders, providing a private and tranquil setting. Additionally, a timber shed offers extra storage.

Situated in a highly desirable cul-de-sac, this home is just a short stroll from the High Street and the station, placing you within easy reach of all local amenities and picturesque park walks. This property truly offers a perfect blend of comfort, style, and location.





Entranced Hallway

Lounge

14'5 x 12'2 (4.39m x 3.71m)

Dining Room

12'10 x 11'10 (3.91m x 3.61m)

Kitchen/Breakfast Room

14'5 x 9'10 (4.39m x 3.00m)

First Floor Landing

Bedroom One

15'8 x 14'5 (4.78m x 4.39m)

Bedroom Two

12'2 x 10'2 (3.71m x 3.10m)

Bedroom Three

10'2 x 9'10 (3.10m x 3.00m)

Bathroom

8'2 x 4'7 (2.49m x 1.40m)



EXTERIOR

Front Garden

Rear Garden

114'10 x 19'8 (35.00m x 5.99m)

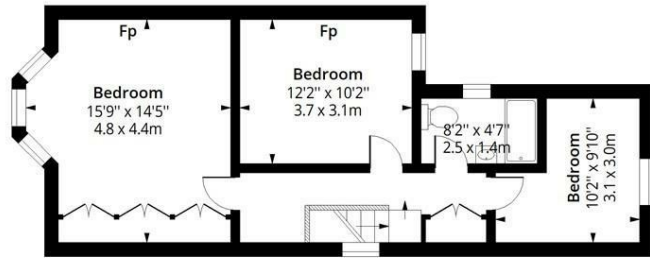
Garden Room

14'1 x 9'2 (4.29m x 2.79m)

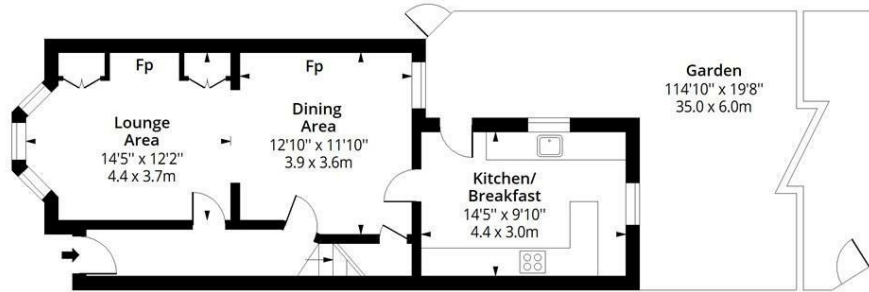


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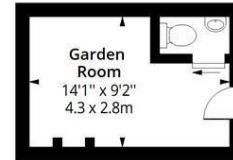
Approx. Gross Internal Area 1120 Sq Ft - 104.05 Sq M
 Approx. Gross Garden Room Area 130 Sq Ft - 12.08 Sq M



First Floor
 Floor Area 569 Sq Ft - 52.86 Sq M



Ground Floor
 Floor Area 551 Sq Ft - 51.19 Sq M



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

Date: 19/5/2026

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, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating			
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC	England & Wales		EU Directive 2002/91/EC

Energy Efficiency Rating: Current 46, Potential 81