

Stevenette



13 The Summit

Loughton, Essex, IG10 1SW

£900,000

PROPERTY FEATURES

- Detached Family House
- Well Balanced
- Double Glazing
- On the Doorstep of Epping Forest
- Gas Central Heating
- Double Garage & Driveway

FULL DESCRIPTION

A versatile and well proportioned family house that stands in a cul-de-sac position that is perfectly placed for Epping Forest. The beauty, peacefulness and recreational opportunities - whether it be strolls or cycling - are literally seconds' walk away and there are a number of other amenities within a short walk including the Foresters Arms with its spectacular views over the forest, Lidl and Staples Road School. The house offers 4 (or even 5) bedroom accommodation and is offered for sale for the first time since being built around 1977. Well maintained throughout, the house occupies a generous and wide plot that gives excellent vehicle facilities including a Double Garage.

GROUND FLOOR

ENTRANCE HALL

LIVING & DINING ROOM

23' 11" x 15' 11" max (7.29m x 4.85m)

SITTING ROOM

10' 11" x 9' 9" (3.33m x 2.97m)

Previously used as a Dining Room and currently used as an occasional Bedroom 5.

BREAKFAST KITCHEN

19' 6" x 7' 7" min (5.94m x 2.31m)

WET ROOM SHOWER & WC

6' 1" x 4' 7" (1.85m x 1.4m)



FIRST FLOOR

LANDING

BEDROOM 1

12' 11" x 12' 5" (3.94m x 3.78m)

Measured to include a bank of fitted wardrobes.

EN-SUITE BATHROOM & WC

6' 10" x 6' 0" (2.08m x 1.83m)

BEDROOM 2

14' 4" x 9' 0" (4.37m x 2.74m)

Measured to include a bank of fitted wardrobes.

BEDROOM 3

10' 4" x 8' 11" (3.15m x 2.72m)

BEDROOM 4

8' 3" x 6' 11" (2.51m x 2.11m)

SHOWER & WC

7' 0" x 5' 10" (2.13m x 1.78m)

EXTERIOR

The house stands behind a lawned front garden and a double-width block-paved driveway provides plenty of parking and access to the:

DETACHED DOUBLE GARAGE

17' 2" x 16' 11" (5.23m x 5.16m)

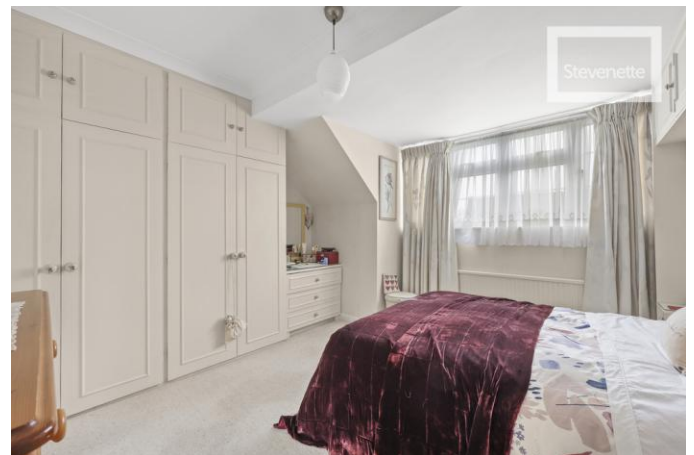
Electric up and over door.

GARDENS

The rear garden is laid to lawn with a good area of paved patio, established beds and borders. A flight of steps leads down to the lower section of the garden at the rear.

TENURE

We understand the property to be freehold and vacant possession is to be granted upon completion (subject to confirmation by the seller's solicitor).





COUNCIL TAX

Council Tax is payable to Epping Forest District Council.
The property is shown in Council Tax band 'G'.

SERVICES

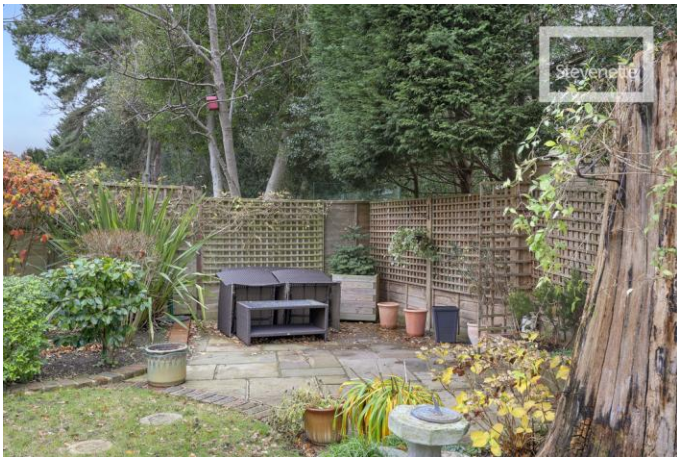
All mains services are understood to be connected. No
services or installations have been tested.

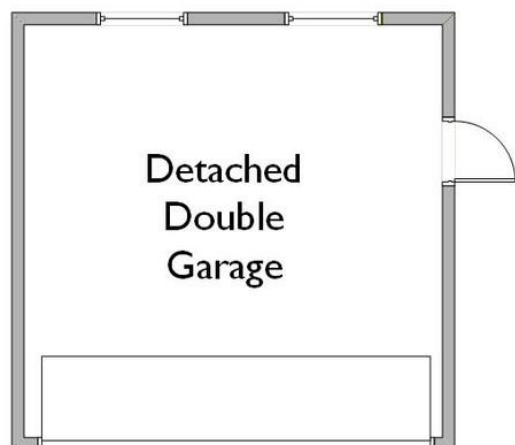
BROADBAND

It is understood that Fibre Optic Broadband is available in
this area.

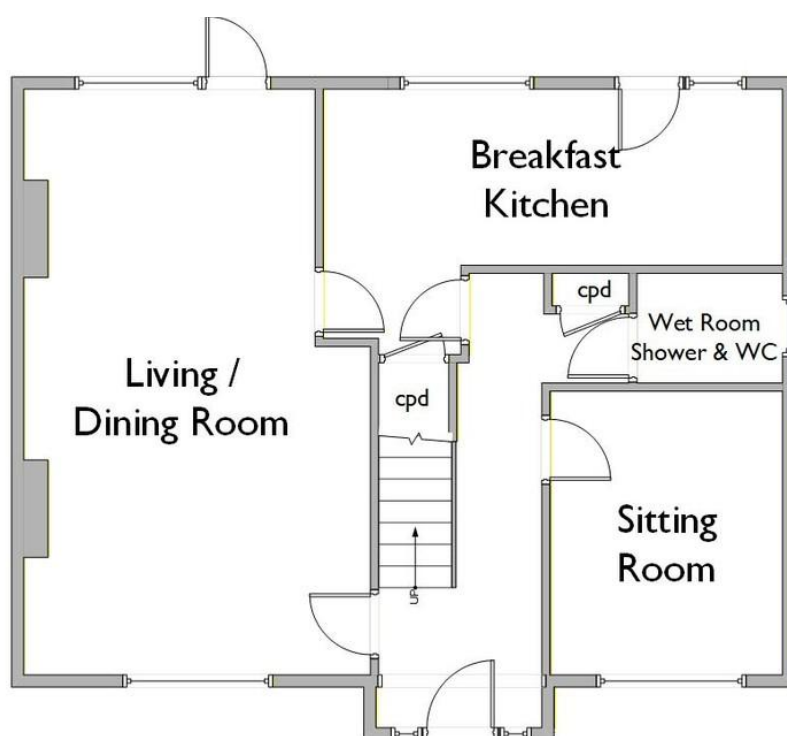
**SCHOOL PRIORITY ADMISSIONS
(CATCHMENT) AREA**

The property stands in the Priority Admissions Area for
Staples Road Primary School and Debden Park High School.



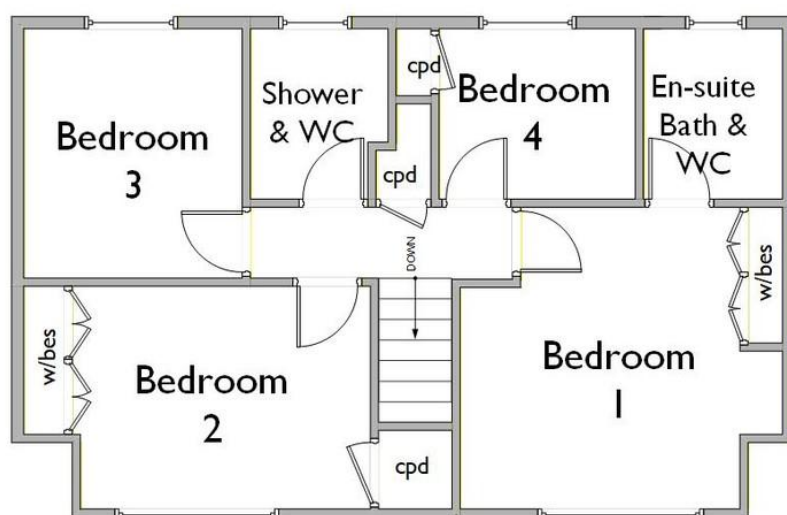


**GROUND
FLOOR**



Gross Internal
Floor Area:
Approximately
1381 sq.ft / 128 sq.m.

**FIRST
FLOOR**



PROPERTY PEOPLE PROFESSIONALISM

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136 Church Hill
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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements