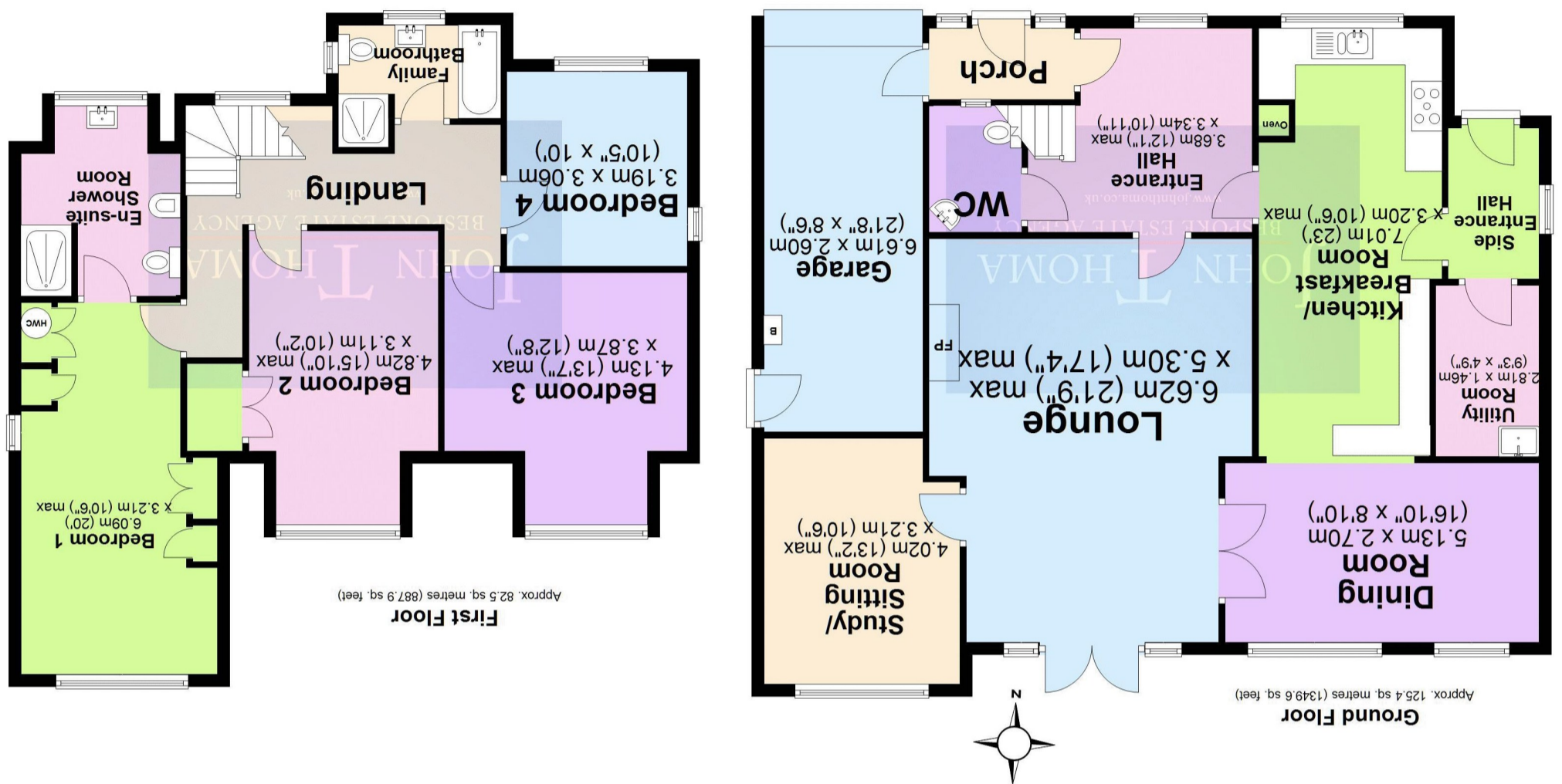


Agent Note: The information provided about this property does not constitute or form part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and where the property has been extended/converted, planning/building regulation consent. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.

Council Tax Band: G (Epping Forest)

Total area: approx. 207.9 sq. metres (2237.5 sq. feet)





Entering the property there is a wide porch leading to a spacious entrance hallway. On the ground floor, there are four reception rooms including a lounge at the heart of the home measuring a generous 21'9" x 17'4" in size. The dining room measuring 16'10" x 8'10" is linked to the kitchen and features double doors opening into the lounge.

The kitchen/breakfast room is generously sized at 23' x 10'6" and contains ample fitted units and integrated appliances. There is also a conveniently located side entrance and utility room off the kitchen.

Completing the ground floor there is a sitting room, a guest cloakroom, and a large integral garage providing secure parking and storage.

The first floor comprises with a large master bedroom with fitted wardrobes, a dressing area and an en-suite shower room. There are three further double bedrooms along with a well-proportioned family bathroom.

The master bedroom is an excellent size, measuring 20' x 10'6" and features fitted wardrobes and a dedicated dressing area. It also benefits from an en-suite shower room with a three-piece suite.

Bedroom two is a generous room measuring 15'10" x 10'2" overlooking the rear aspect and including a fitted wardrobe.

Bedroom three measures 13'7" x 12'8" while bedroom four is a well-proportioned double bedroom measuring 10'5" x 10'.

Externally, the south-facing rear garden features a spacious patio area, a well-maintained lawn and mature shrubs and plants to the borders. The front of the property offers a carriage driveway with parking for several cars and side access on both aspects.

There is scope to develop this excellent property further subject to the usual planning permissions.

