Daniel Frank

8 Roundmead Avenue
Loughton, IG10 1QB

Guide Price £800,000 - £850,000

Offered to the market on a CHAIN FREE basis is this well-presented four-bedroom semi-detached family home arranged over three floors, offering versatile living accommodation, off-street parking, a garage and a generous rear garden, all within easy reach of Loughton High Road, the Central Line station and Epping Forest.

To the front of the home is a living room featuring a charming bay window and an attractive feature fireplace, creating a warm and inviting space to relax.

To the rear, the dining room flows seamlessly into a bright conservatory, providing an abundance of natural light. The well-equipped modern kitchen is accessed from the dining area and offers ample storage, complemented by a separate utility room. Beyond the utility room is a versatile office, perfect for those working from home or in need of additional flexible space. A downstairs WC completes the ground floor.

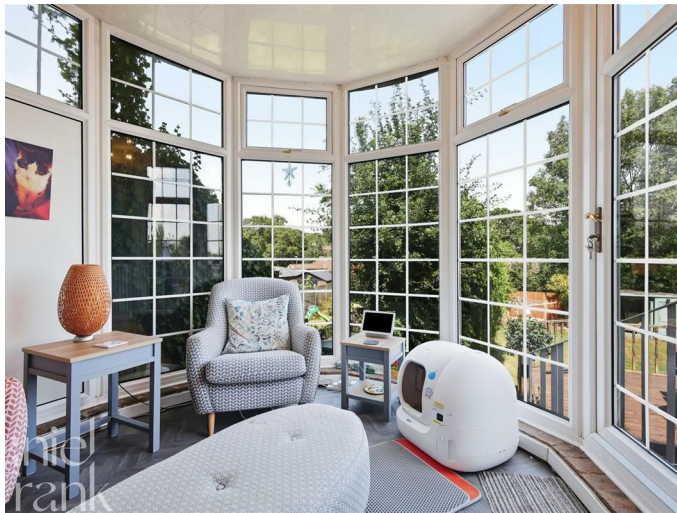
The first floor comprises three well-proportioned bedrooms, one of which benefits from fitted wardrobes, all served by a contemporary family bathroom.

Occupying the entire top floor, the master bedroom benefits from useful eaves storage, a skylight that fills the room with natural light, and a modern en-suite shower room.

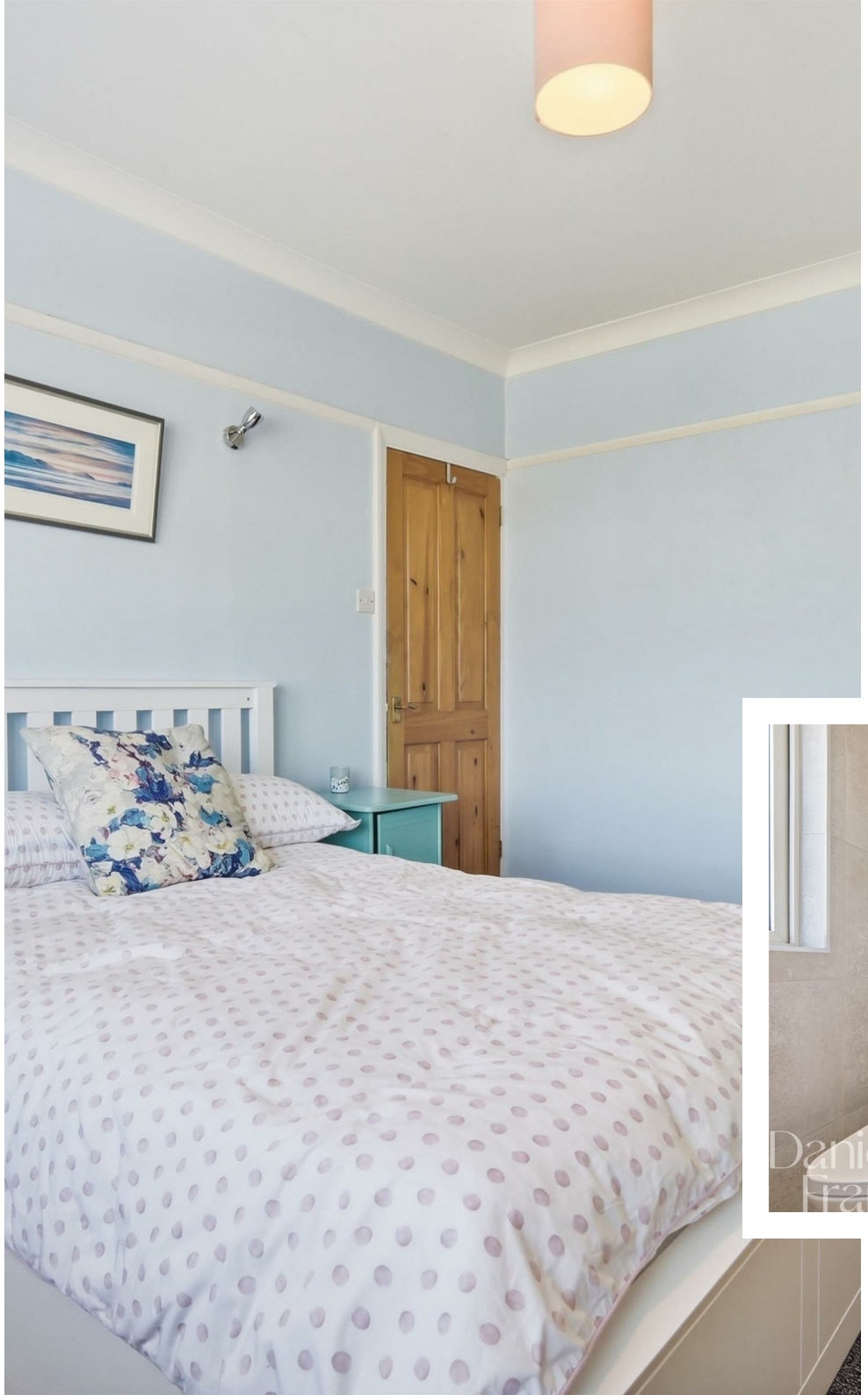
Externally, the rear garden features a decked seating area, perfect for outdoor dining and entertaining, which leads down to a lawned garden and a charming summer house that sits at the end of the garden. The property also benefits from a garage, ideal for additional storage, together with off-street parking to the front.

Ideally positioned, the property is within easy reach of Loughton Central Line Station, the vibrant High Road with its excellent selection of cafés, restaurants, boutiques and everyday amenities, while the vast open spaces of Epping Forest are just a short walk away.

Tenure Freehold
Council Epping Forest



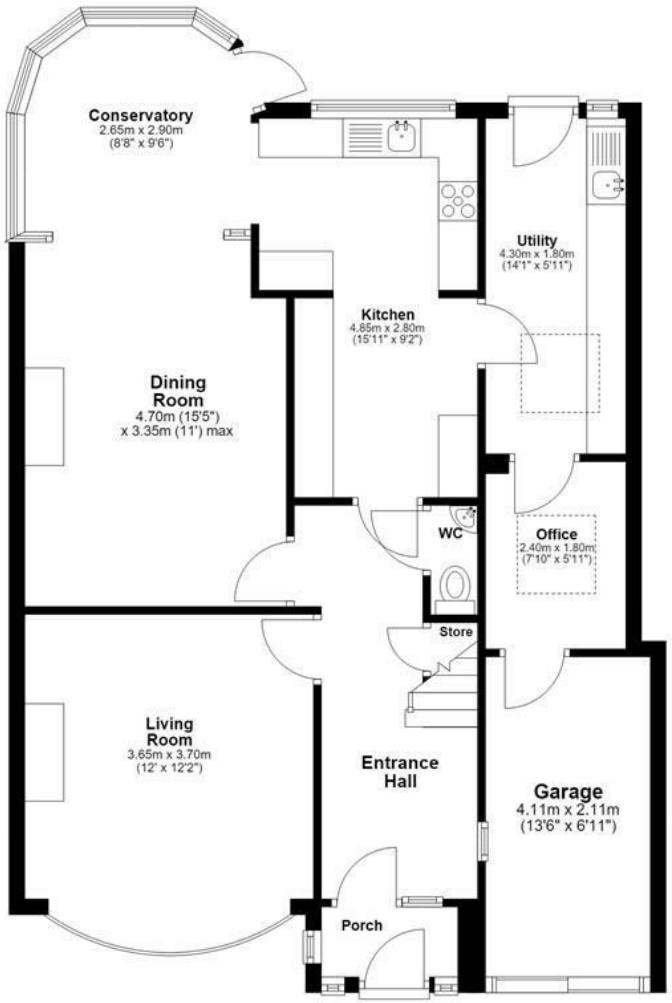
Your Next Chapter



Your Next Chapter

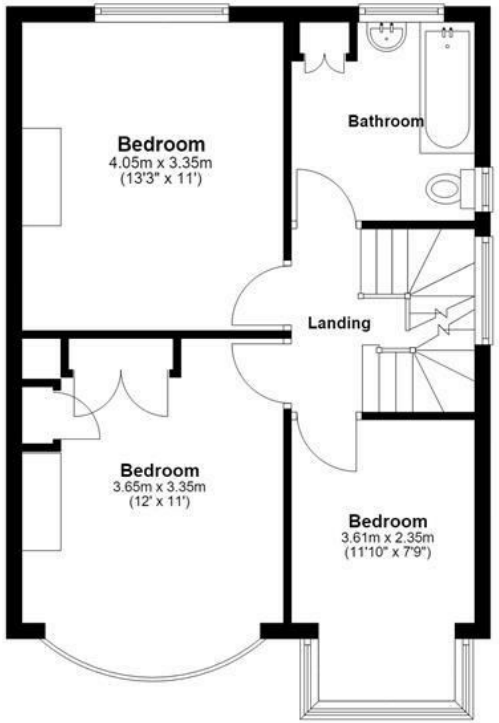
Ground Floor

Approx. 85.2 sq. metres (917.6 sq. feet)



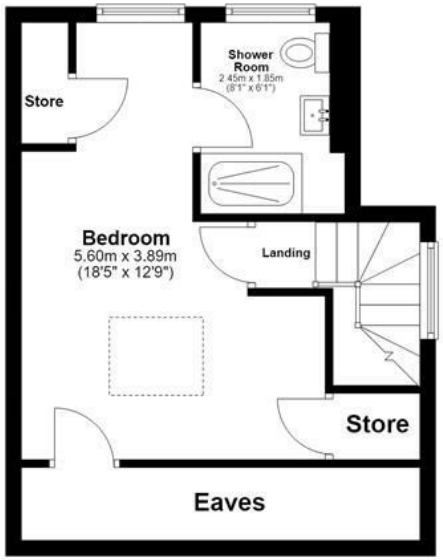
First Floor

Approx. 47.2 sq. metres (508.0 sq. feet)



Second Floor

Approx. 31.4 sq. metres (338.5 sq. feet)



Total area: approx. 163.9 sq. metres (1764.1 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illutrative purposes only and no responsibility for any error, ommison or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.
Floor Plan Drawn According To RICS Guidelines
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Plan produced using PlanUp.

Roundmead Avenue

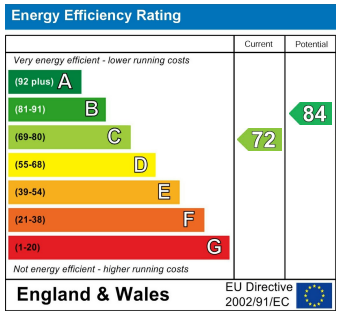
WHY LOUGHTON?

Loughton is a highly desirable area, known for its vibrant community and convenient amenities. At the heart of the town is the bustling High Road, which caters to all your daily needs with supermarkets like M&S Food Hall and Sainsbury's, as well as a variety of popular cafes, coffee shops, and restaurants. Highlights include the renowned Gail's Bakery and The Ginger Pig, along with several charming pubs.

For those seeking an active lifestyle, Loughton offers excellent recreational facilities. The Loughton Cricket Club, Bowling Club, and the newly renovated Loughton Leisure Centre are all located just off the High Road. Additionally, the area is home to a selection of highly regarded private and state schools, ensuring quality education options.

Nature enthusiasts will appreciate the proximity to the stunning Epping Forest, perfect for cycling, running, or leisurely Sunday strolls. Plus, with Loughton Central Line Station nearby, residents enjoy seamless access to The City and West End, making it an ideal location for commuters.

Important notice: These particulars have been prepared in good faith and do not form part of any offer or contract. All interested parties must verify for themselves the accuracy of the information provided. Any measurements, areas or distances are approximate. Photographs, plans and text are for guidance only and should not be relied upon. We have not performed a structural survey on this property, and it should not be assumed that the property has all necessary planning, building regulations or other consents. Daniel Frank Estates has not tested any services, equipment, or facilities. Purchasers must satisfy themselves with suitable investigations prior to purchase.



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