



Ladyfields, Loughton

O.I.E.O £500,000



MILLERS  
ESTATE AGENTS

**\*\* TERRACED BRICK HOUSE \*\* TWO BEDROOMS \*\*  
TWO RECEPTIONS \*\* LOFT ROOM \*\* CLOSE TO HIGH  
STREET & STATION \*\***

Set within walking distance of the Central Line station, this delightful terraced house offers a perfect blend of modern living and versatile accommodation. With two to three bedrooms, this extended brick-built home is ideally situated just a stones throw to the High Street, providing easy access to local amenities and a short stroll to the station.

Upon entering, you are welcomed by an inviting entrance porch that leads into a spacious hallway. The stunning lounge is a highlight of the property, seamlessly connecting to a contemporary white high gloss kitchen equipped with integrated appliances, making it a joy for any home cook. The extended conservatory adds to the appeal, creating a bright and airy space that is perfect for dining and entertaining guests.

The first floor features two generously sized double bedrooms, complemented by a shower room. Ascending the stairs, you will find a spacious loft room that is currently utilised as a bedroom but offers the flexibility to serve as an excellent office space, catering to the needs of modern living.

Outside, the property boasts a charming shingled garden with side access to the rear via a convenient tunnel link walkway. The rear garden is paved, providing a lovely courtyard area that is ideal for hosting gatherings or simply enjoying the outdoors.

This home is not only a wonderful place to live but also offers a fantastic location, making it an excellent choice for those seeking comfort and convenience. Located within walking distance of local shops and Roding Valley Nature Reserve - a fantastic area filled with vast open playing fields; tennis courts; and kids playgrounds.





**Entrance Porch**

**Entrance Hall**

**Lounge**

14'1 x 13'1 (4.29m x 3.99m)

**Kitchen**

16'5 x 8'2 (5.00m x 2.49m)

**Conservatory**

12'6 x 11'6 (3.81m x 3.51m)

**First Floor Landing**

**Bedroom One**

11'10 x 10'2 (3.61m x 3.10m)

**Bedroom Two**

10'10 x 9'10 (3.30m x 3.00m)

**Shower Room**

8'6 x 5'7 (2.59m x 1.70m)

**Second Floor**

**Loft Bedroom/Office**

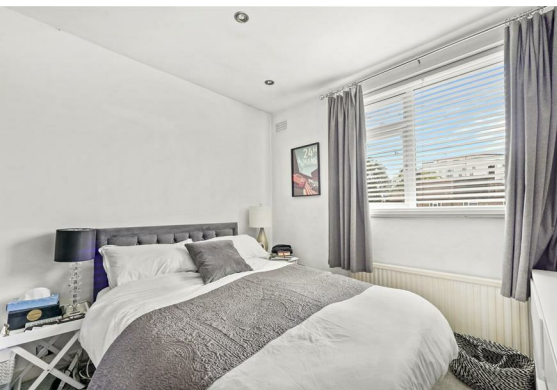
18' 8 x 13'5 (5.49m 2.44m x 4.09m)

**Exterior**

**Front Garden**

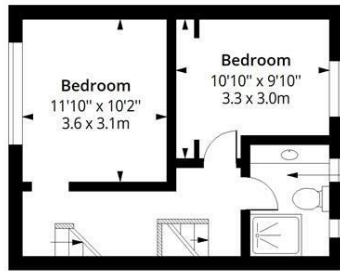
**Rear Garden**

23' x 16'5 (7.01m x 5.00m)



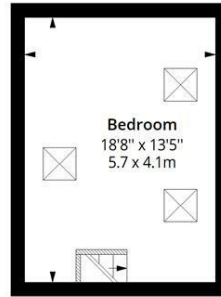
# Ladyfields IG10

Approx. Gross Internal Area 1139 Sq Ft - 105.81 Sq M



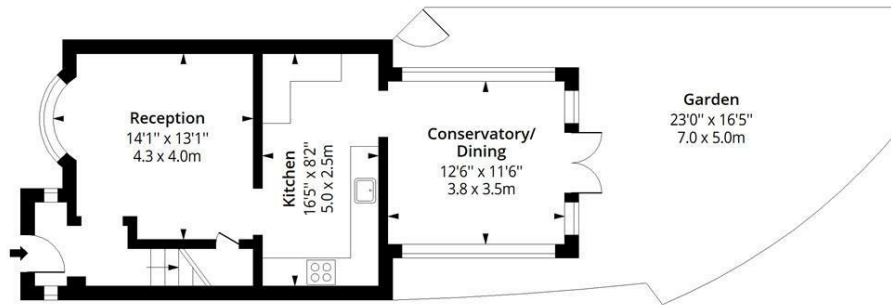
## First Floor

Floor Area 363 Sq Ft - 33.63 Sq M



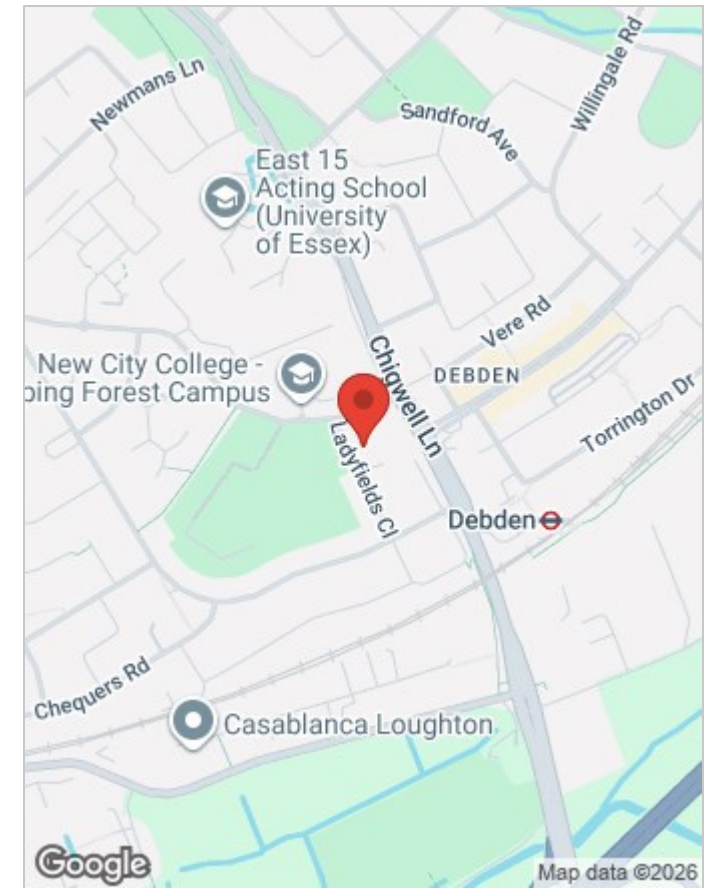
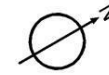
## Second Floor

Floor Area 252 Sq Ft - 23.41 Sq M



## Ground Floor

Floor Area 525 Sq Ft - 48.77 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: 14/5/2026

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

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