



P R I M E R E S I D E N T I A L

P R E S E N T S

High Road, Loughton



elliott E | J james

High Road, Loughton



Guide Price £250,000 - £260,000 - OFF-STREET UNDERCOVER PARKING

Elliott James are delighted to present this well-positioned one-bedroom first-floor apartment, with off-street parking, situated just moments from Loughton High Road and offered to the market chain free.

The property features a bright and spacious open-plan living and kitchen area, providing an excellent space for both relaxing and entertaining. There is a well-proportioned double bedroom and a modern family bathroom, offering practical and comfortable accommodation throughout.

Ideally located just off Loughton High Road, residents are within easy reach of an excellent selection of shops, cafés, bars and restaurants, while the surrounding area also benefits from a variety of everyday amenities.

For commuters, Loughton Underground Station is within walking distance, providing access to the Central Line and convenient connections into London. A number of local bus routes are also readily accessible.

The property represents an excellent opportunity for a first-time buyer or investor, combining a convenient location with a long lease and manageable ongoing costs.

Lease Details

Approximately 146 years remaining
Service Charge: £1,732 per annum



The property market has always interested me and seeing the reaction when someone finds their next home is something that really drives me to go above and beyond. I have a pride in my local area having grown up here, this also allowed me to grow a strong knowledge of the local community. With experience in the role already I look to provide a service to both buyers and sellers in which communication and transparency are key. I am incredibly proud to be a part of such a brilliant team dedicated to providing bespoke service to such a beautiful community.



An unrestricted fully immersive walkthrough is available in our EJ Business Lounge by arrangement. Restricted walkthrough access is available on our website through your smartphone or desktop.

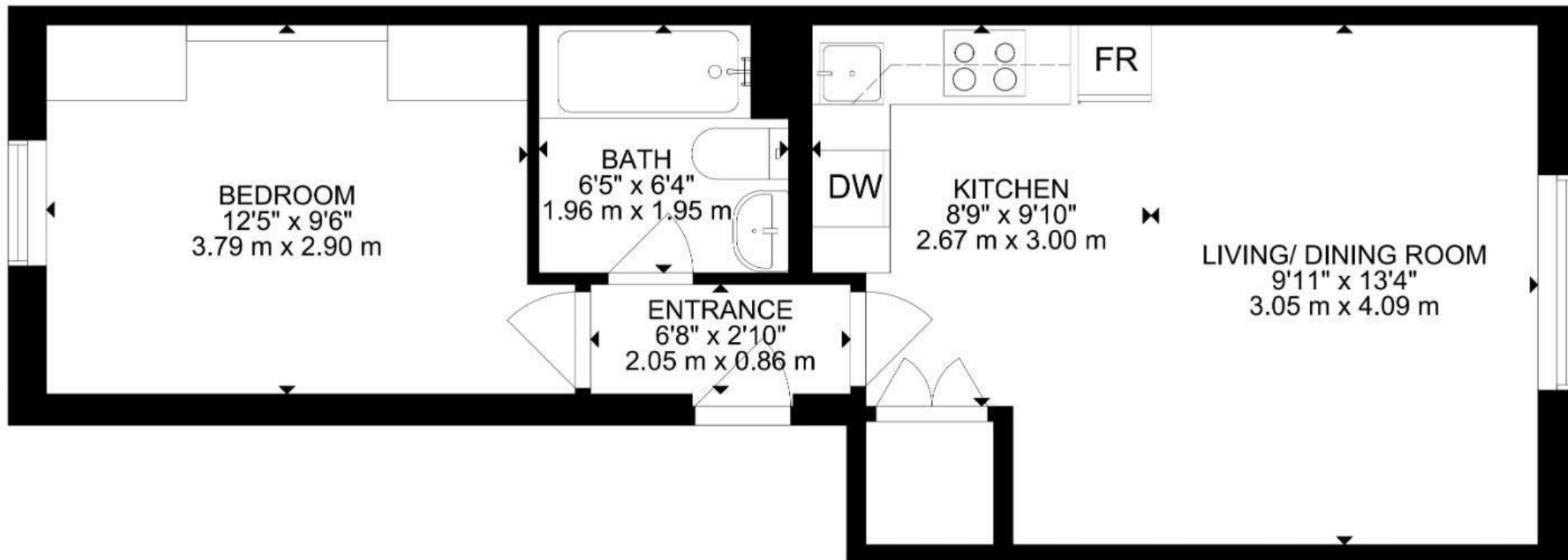
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Sqft 419.80 sq ft	Type Apartment - First Floor	Style New Home
Bedrooms 1	Receptions 1	Bathrooms 1
Tenure Leasehold	Local Authority Epping	Tax Band C

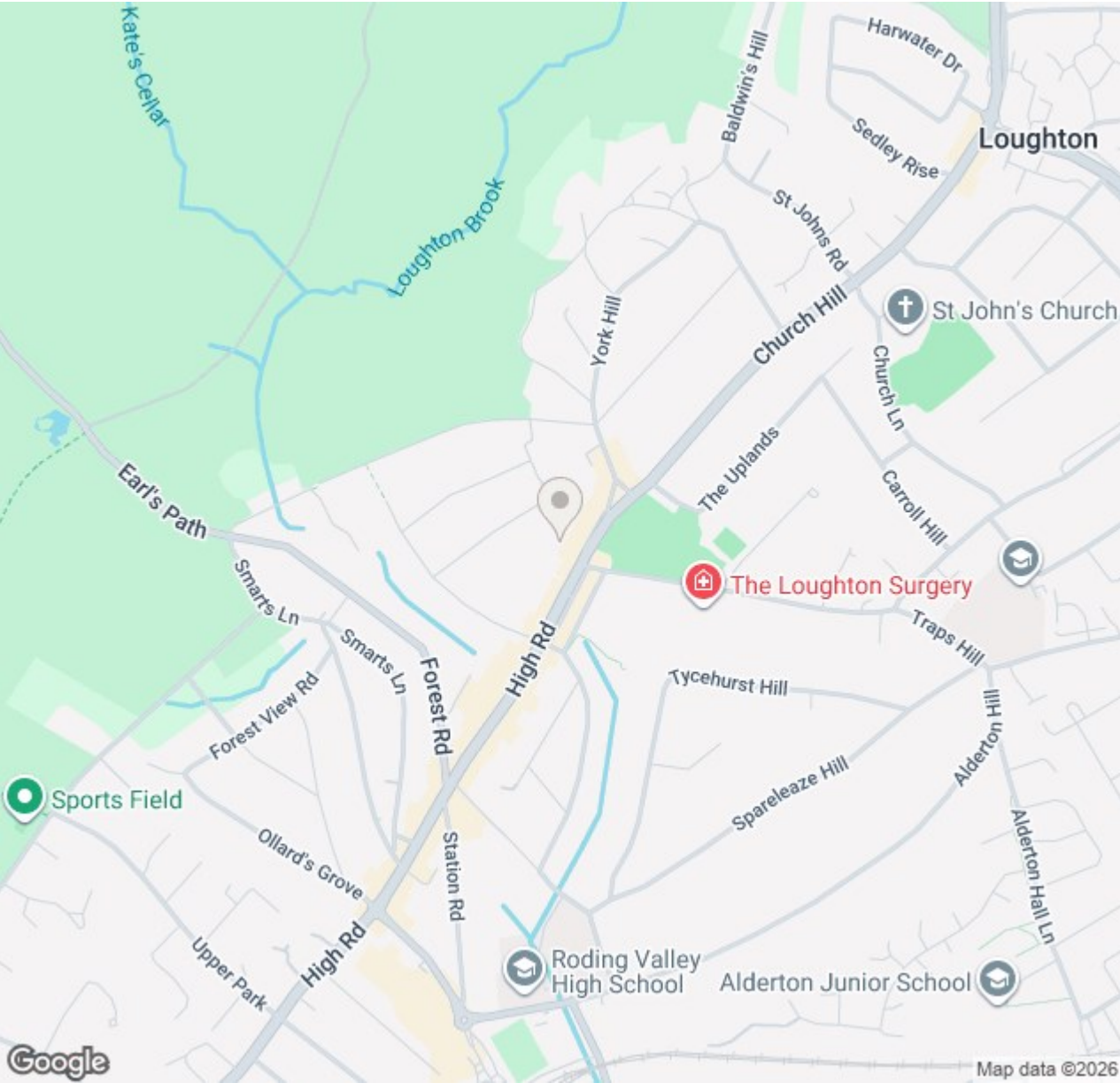


GROSS INTERNAL AREA
TOTAL: 430 SQ FT, 40 m²

SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



MAP & EPC



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	79	84
EU Directive 2002/91/EC		

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

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