



Epping Green, Epping, CM16

£750,000 Guide Price

Hammond
& Smith

Property Description

**** OPEN HOUSE 19TH NOVEMBER **** A charming four-bedroom semi-detached home arranged over three floors, sitting in the lovely village of Epping Green.

With a beautiful rural setting and plenty of off-street parking this home is a winner from the start. Inside, you'll find spacious rooms and oodles of opportunity for you to add your own mark. Welcomed by a hallway, double doors lead the way to the cosy lounge complete with feature fireplace and patio doors leading to the rear garden. Adjacent to the lounge sits the kitchen, full of country charm with butler sink and kitchen island. What's more, a separate utility with WC keeps all your white goods neatly stored away. Completing the ground floor, a spacious family room and sunny dining room sit to the rear of the home, with patio doors and lush green views onto the rear garden. A lovely spot to entertain family and friends.

Heading upstairs to the first floor you'll find three bedrooms - two doubles and a single. The largest of the three is a fantastic master, with plenty of fitted wardrobes and its very own ensuite bathroom. A shower room completes the first floor. Last but by no means least, up on the top floor you'll find another double bedroom with its own dressing room and en-suite shower room.

Outside, a lush green garden awaits. A beautifully private space full of mature trees and storage space. Full of scope you have opportunity to extend here (STP) if you should wish. Summer days spent here will be a dream! There is additional land with stable available at request.

Epping Green is a lovely village full of countryside walks and just a short drive away to the nearby towns of Epping, Nazeing and Harlow. The beautiful market town of Epping is full of great restaurants, cafes and bars and of



course the underground tube, whisking you into the city in a mere twenty minutes or so. This is a wonderful spot to call home.

EPC Rating: E

Key Features

- ✓ SPACIOUS FAMILY HOME
- ✓ CHAIN FREE
- ✓ SOUTHWEST FACING GARDEN
- ✓ UTILITY ROOM
- ✓ FARMLAND VIEWS
- ✓ OFF ROAD PARKING
- ✓ IMPRESSIVELY SPACIOUS MASTER-SUITE
- ✓ ADDITIONAL LAND WITH STABLE AVAILABLE AT REQUEST
- ✓ SECLUDED LOCATION



Rooms

Entrance Hall

5' 11" x 23' 7" (1.8m x 7.2m)

Lounge

10' 12" x 25' 11" (3.35m x 7.9m)

Kitchen/ Breakfast Room

17' 10" x 12' 6" (5.43m x 3.8m)

Family Room

29' 10" x 12' 10" (9.1m x 3.92m)

Dining Room

11' 1" x 14' 10" (3.39m x 4.51m)

Utility Room

18' 1" x 9' 6" (5.5m x 2.9m)

Shower Room & WC

5' 11" x 3' 8" (1.81m x 1.12m)

First Floor

Master Bedroom

11' 5" x 23' 7" (3.47m x 7.19m)

En-suite

5' 11" x 11' 9" (1.8m x 3.58m)

Bedroom Three

11' 4" x 14' 1" (3.46m x 4.29m)

Room measures 3.46 > 2.55 x 4.29

Bedroom Four

6' 2" x 10' 10" (1.87m x 3.3m)

Shower Room

6' 0" x 5' 7" (1.84m x 1.69m)

Second Floor

Bedroom Two

9' 10" x 14' 6" (2.99m x 4.42m)

Dressing Room

7' 10" x 7' 4" (2.4m x 2.24m)

Fitted Wardrobes

En-suite

8' 2" x 4' 5" (2.49m x 1.35m)

External Areas

Rear Garden

Great size garden with side access.

Off Road

3 Parking Spaces

Gravelled driveway offering ample parking.





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Total area: approx. 234.2 sq. metres (2520.5 sq. feet)

Floorplans are provided for guidance only. They are not to scale & must not form any part of a legal contract or be reproduced
Plan produced using PlanUp.

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