



Fairfield Road, Epping, CM16

£625,000 In Excess of

Hammond
& Smith

Property Description

****OPEN HOUSE 24TH SEPTEMBER BY APPOINTMENT ONLY ****

A fantastic opportunity to add your own stamp on this chain free, 3-bedroom detached home with potential to extend (STP). Superbly placed in Fairfield Road this is a great place to be.

From the outside, you're off to a great start - with a good size front plot and off-road parking, potential is in abundance here. Inside, you're welcomed by a front porch leading to an entrance hall. A spacious dual aspect lounge sits to the left, with the kitchen on the right of the home. With a superb rear garden, (STP) you have fantastic potential to extend here - perhaps creating an open-plan living space of dreams. A lean-to side extension sits to the right of the kitchen, completing the ground floor. Heading upstairs, you'll find 3 good sized bedrooms and the family bathroom.

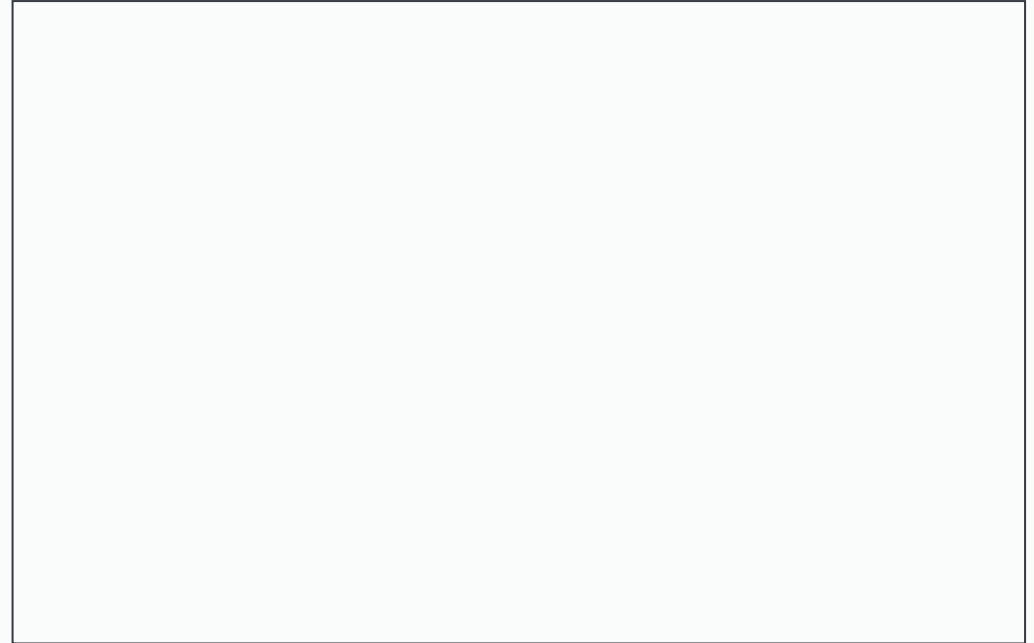
Outside, the rear garden is full of opportunity. This brilliant sized private plot provides a great selection of mature shrubs and trees for you to carve your garden of dreams. Think summer parties with all the family round - this is a home waiting for new memories to be made!

Fairfield Road sits in a great spot within Epping. A mecca for families to explore and enjoy, here you are moments from a great choice of parks along with all the delights of the Forest on your doorstep. With the underground station also in location, plus a wonderful High Street full of cafes, restaurants and more, it's no wonder why this is such a popular spot. A great place to create your dream home.



Key Features

- ✓ REFURBISHMENT PROJECT
- ✓ POTENTIAL TO EXTEND (STP)
- ✓ SHORT WALK TO HIGH STREET
- ✓ REAR GARDEN IN EXCESS OF 100 FEET
- ✓ CLOSE TO STONARDS PARK
- ✓ CHAIN FREE
- ✓ SIDE ACCESS
- ✓ OFF ROAD PARKING



Rooms

Porch

Timber Porch

Entrance Hall

.

Lounge

20' 0" x 10' 2" (6.1m x 3.1m)

Kitchen

13' 4" x 10' 12" (4.06m x 3.35m)

Lean-to

First Floor

Airing Cupboard on the Landing

Bedroom One

10' 5" x 11' 11" (3.17m x 3.62m)

Bedroom Two

9' 1" x 10' 1" (2.78m x 3.08m)

Bedroom Three

6' 7" x 9' 5" (2m x 2.88m)

Bathroom

6' 7" x 6' 4" (2m x 1.93m)

External Areas

Garden

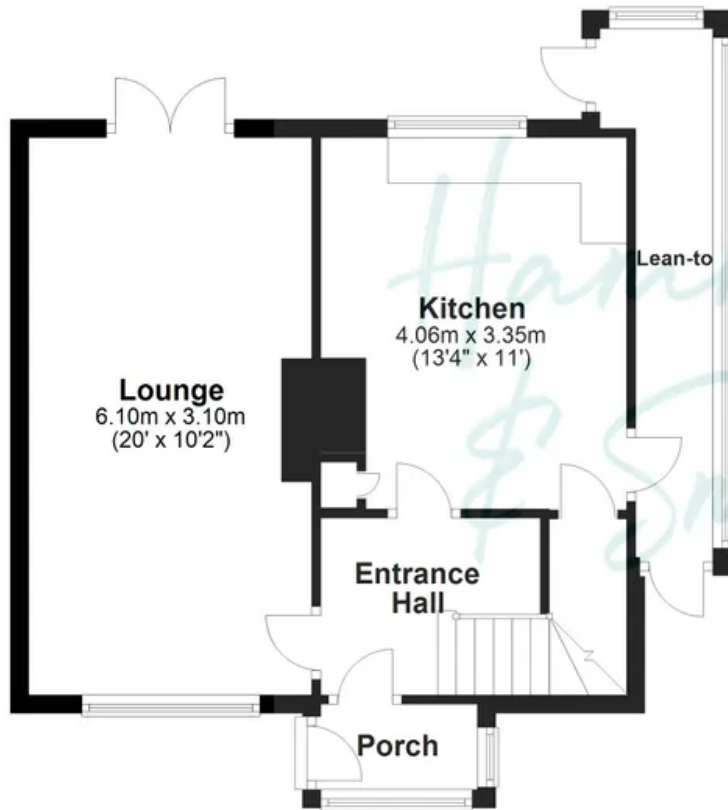
Large Rear Garden

Off Road

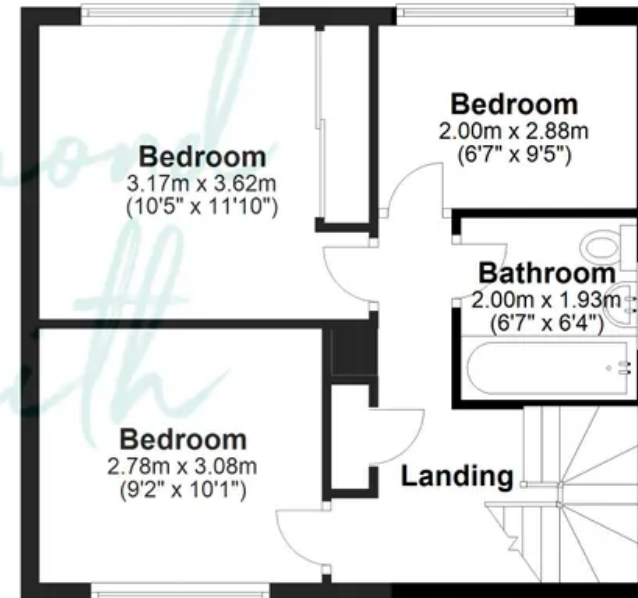
2 Parking Spaces

All

Ground Floor



First Floor



Total area: approx. 87.5 sq. metres (941.9 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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