

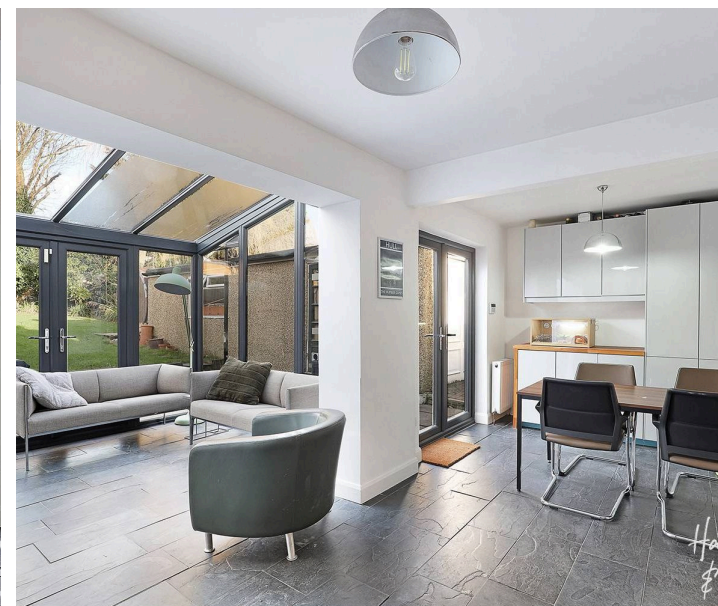
26 Brook Road

Epping, Epping

Council Tax band: E

Tenure: Freehold

- 1930s Home
- Short walk to Epping station
- Open plan kitchen / diner / family room
- Utility Room
- Large private rear garden
- Garage and bloc paved driveway
- Top floor primary suite
- Close to Epping high street



Hallway

Living Room

15' 9" x 13' 8" (4.80m x 4.16m)

Kitchen

12' 0" x 10' 7" (3.66m x 3.23m)

Dining area

19' 2" x 8' 3" (5.85m x 2.52m)

Sitting area

10' 6" x 9' 11" (3.21m x 3.02m)

Utility Room

9' 9" x 7' 5" (2.96m x 2.26m)

First Floor

Bedroom 3

12' 0" x 10' 2" (3.66m x 3.10m)

Bedroom 4

10' 5" x 7' 5" (3.17m x 2.27m)

Bathroom

9' 3" x 6' 9" (2.81m x 2.07m)

Bedroom 1

21' 10" x 13' 10" (6.65m x 4.22m)

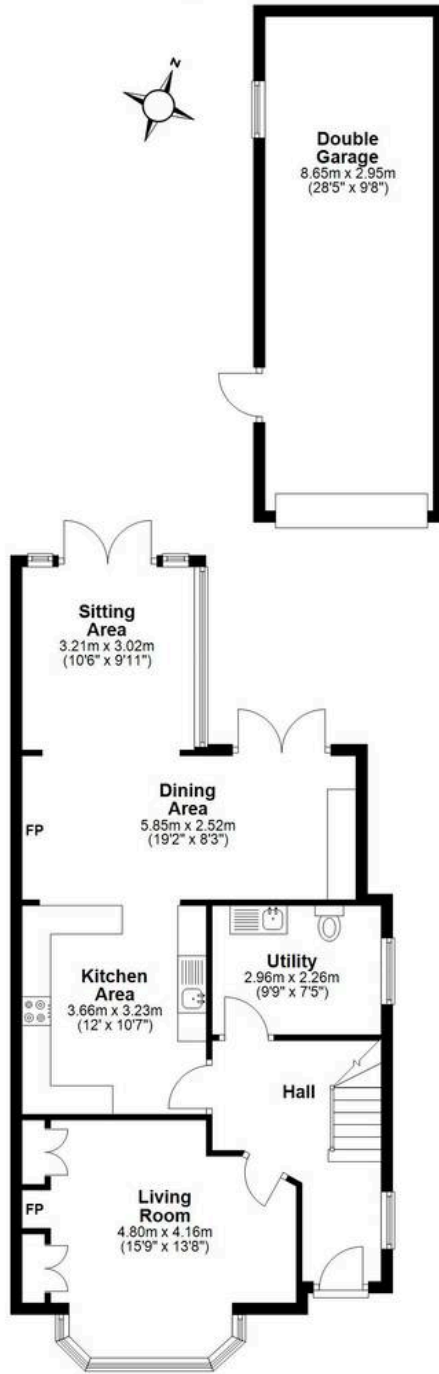
Ensuite Shower Room

7' 7" x 5' 8" (2.32m x 1.72m)

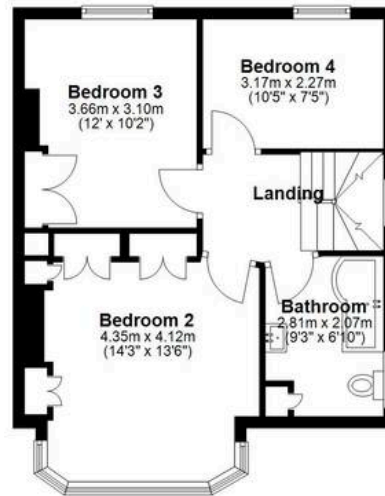




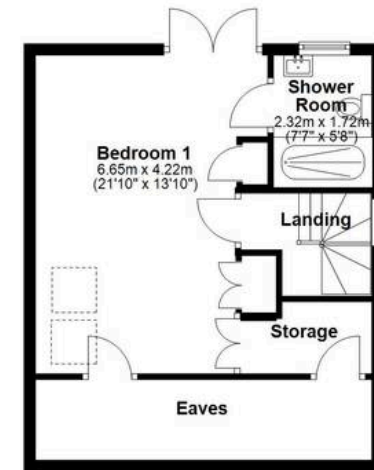
Ground Floor
 Main area: approx. 71.2 sq. metres (765.9 sq. feet)
 Plus garages: approx. 25.5 sq. metres (274.6 sq. feet)



First Floor
 Approx. 47.7 sq. metres (513.6 sq. feet)



Second Floor
 Approx. 42.2 sq. metres (454.0 sq. feet)



Main area: Approx. 161.1 sq. metres (1733.5 sq. feet)
 Plus garages: approx. 25.5 sq. metres (274.6 sq. feet)