



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

P R E S E N T S

Steeds Way, Loughton







## Steeds Way, Loughton

“ Located within a quiet cul de sac this well presented contemporary detached four bedroom family home is within walking distance to Loughton High Road with its wide variety of shops, eateries and Loughton Central Line Station and benefits from beautiful woodland views and the surrounding landscape. The internal accommodation is arranged over two floors with the ground floor comprising of front foyer, bright entrance hall, formal living room with central fireplace, dining room, extended kitchen / breakfast / family vaulted ceiling TV room with bi fold doors opening onto a raised decking entertaining area and cloakroom. The first floor offers master bedroom with built in wardrobes and en suite shower room, three further bedrooms and family bathroom. The rear garden has a wide variety of mature planted shrubs and laid to lawn whilst to the front of the property the spacious driveway facilitates parking for up to four cars with the additional benefit of an attached integral garage. Viewing is strictly by appointment.

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With over 25 years of experience within the property industry I have a wealth of Knowledge and expertise in delivering exemplary and unsurpassed discretionary customer service to esteemed clientele.



**Heidi Foster MNAEA**

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

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Sqft 1879	Type House - Detached	Style Older
Bedrooms 4	Receptions 2	Bathrooms 2
Tenure Freehold	Local Authority Epping Forest District Council	Tax Band Band G

















BEWARE!  
BARKER  
ROUNDER  
DANGER  
ALL YOU NEED IS LOVE  
IS A DOG

I'M SPECIAL  
WIZARD

LET'S GET A BIG ONE  
LADIES NIGHT  
EVERY NIGHT

RUN FORREST RUN  
MEN  
NO SHIRT  
NO SHIRT  
LADIES  
NO SHIRT  
TALK DRINK

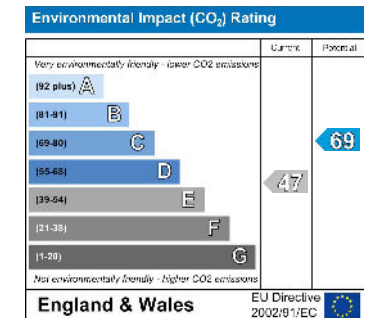
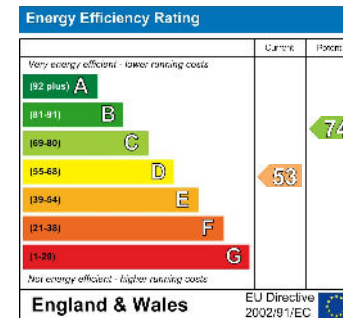
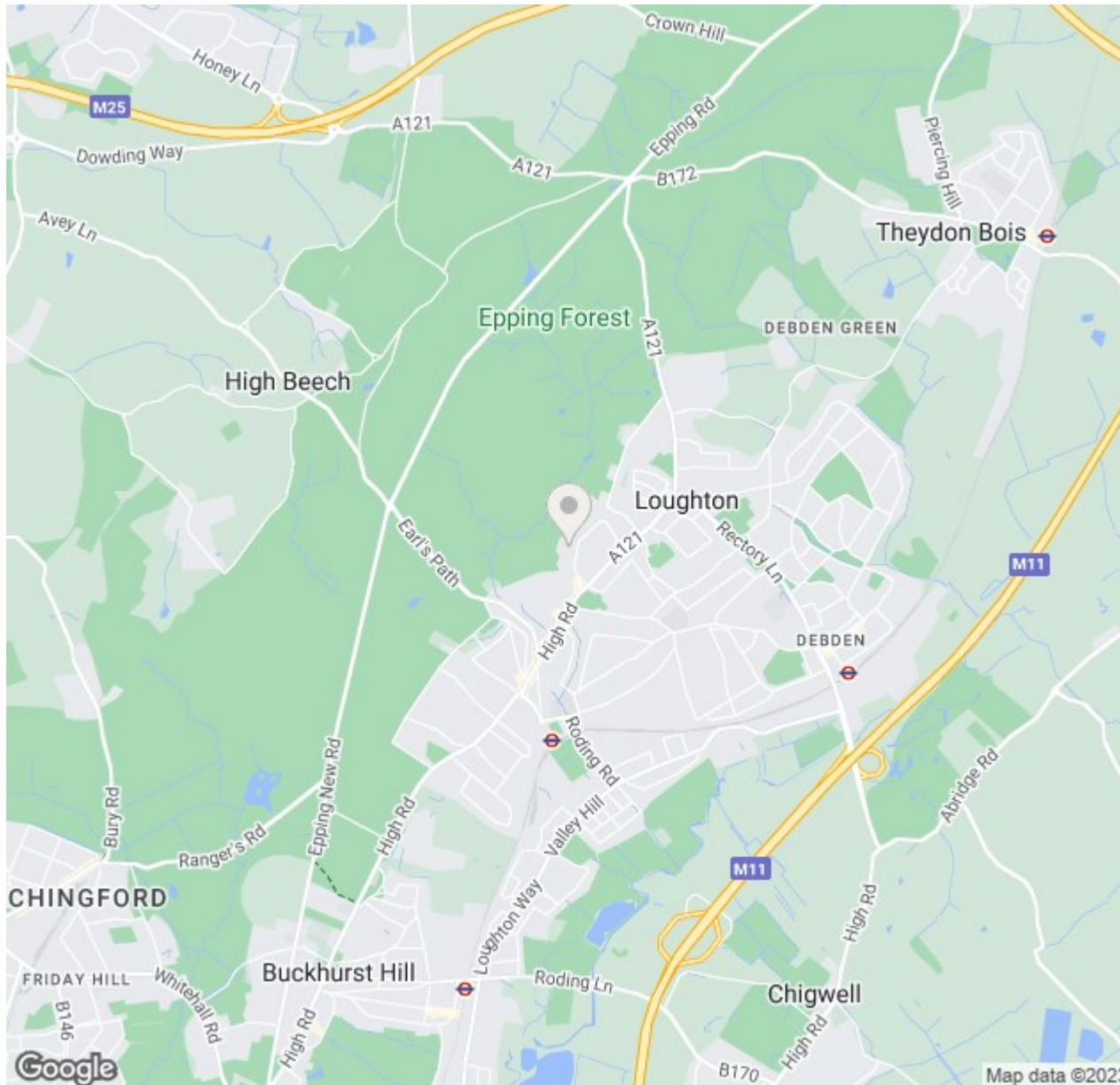
KEEP CALM  
AND CARRY ON

RESERVED  
FOR THE DOG

F&M



# MAP & EPC

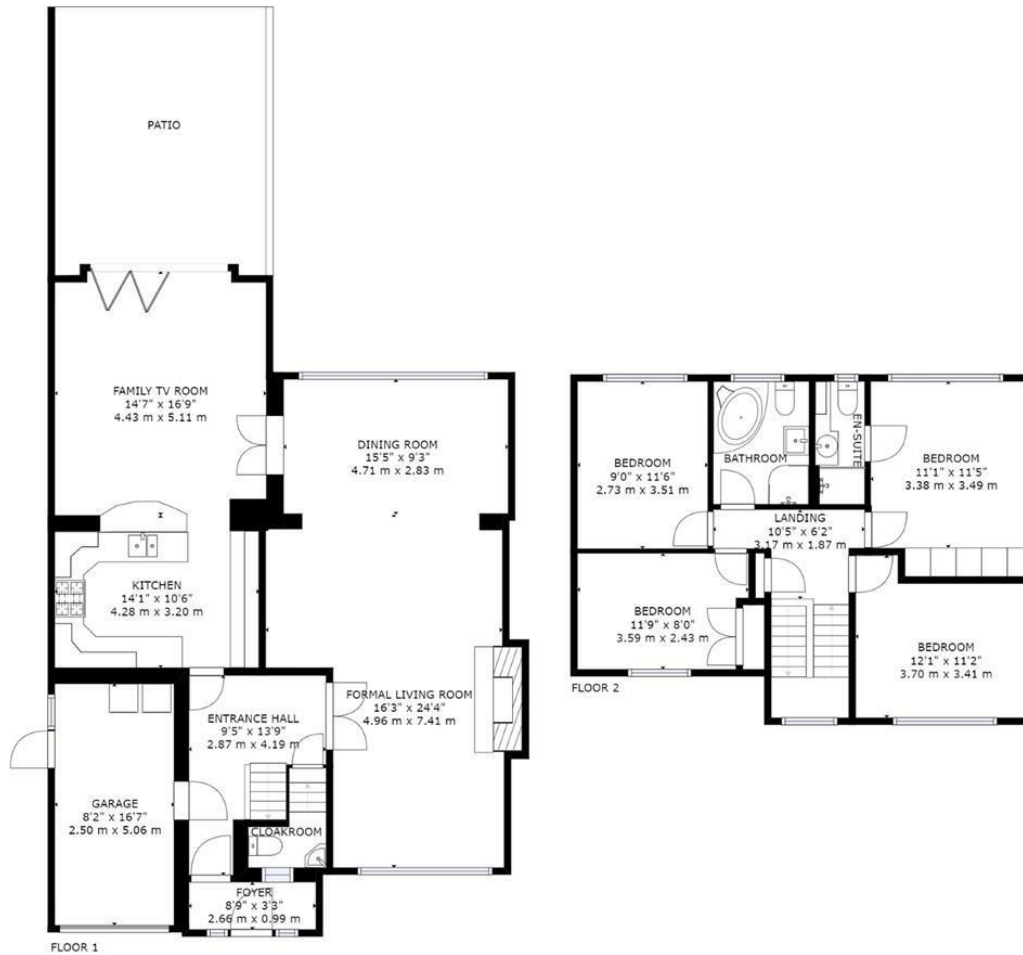








# PLANS



GROSS INTERNAL AREA  
FLOOR 1: 1064 sq ft, 99 m<sup>2</sup>, FLOOR 2: 679 sq ft, 63 m<sup>2</sup>  
EXCLUDED AREAS: GARAGE: 136 sq ft, 13 m<sup>2</sup>  
TOTAL: 1743 sq ft, 162 m<sup>2</sup>  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



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