



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

P R E S E N T S

The Lindens, Loughton



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The Elliott James team are delighted to bring to market this superb 4/5 bedroom detached family home which is located within proximity to Loughton High Road with its large variety of local shops and eateries and the Central Line Station with direct transport links to The City and West End.

This family home boasts substantial living space and has been well maintained throughout. The accommodation is arranged over three floors with the ground floor comprising of spacious porch, entrance hall, study, large living room, modern bespoke fitted kitchen with built-in appliances, central island and bi-folding doors leading into private garden, separate utility room, further spacious family/dining room and downstairs cloakroom.

The first floor currently offers 2 large double bedrooms one of which features dressing room with en-suite, further single bedroom and family bathroom. It is important to note that the dressing room could be converted into a 4th bedroom with minimal work. The second-floor features further double bedroom which boasts spacious dressing room and 4-piece suite.

To the rear, this property offers a beautiful, low maintenance garden with large decking area, perfect for socialising with guests. The front of the property features large driveway which facilitates ample off-street parking. The property is also offered on a chain free basis.



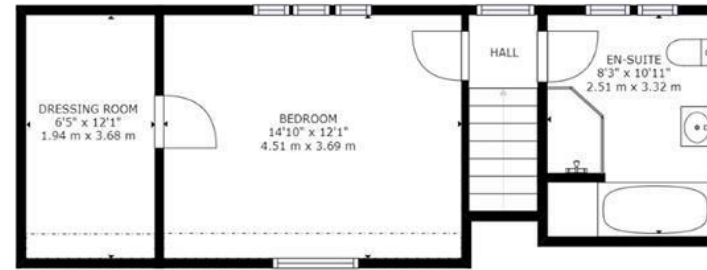
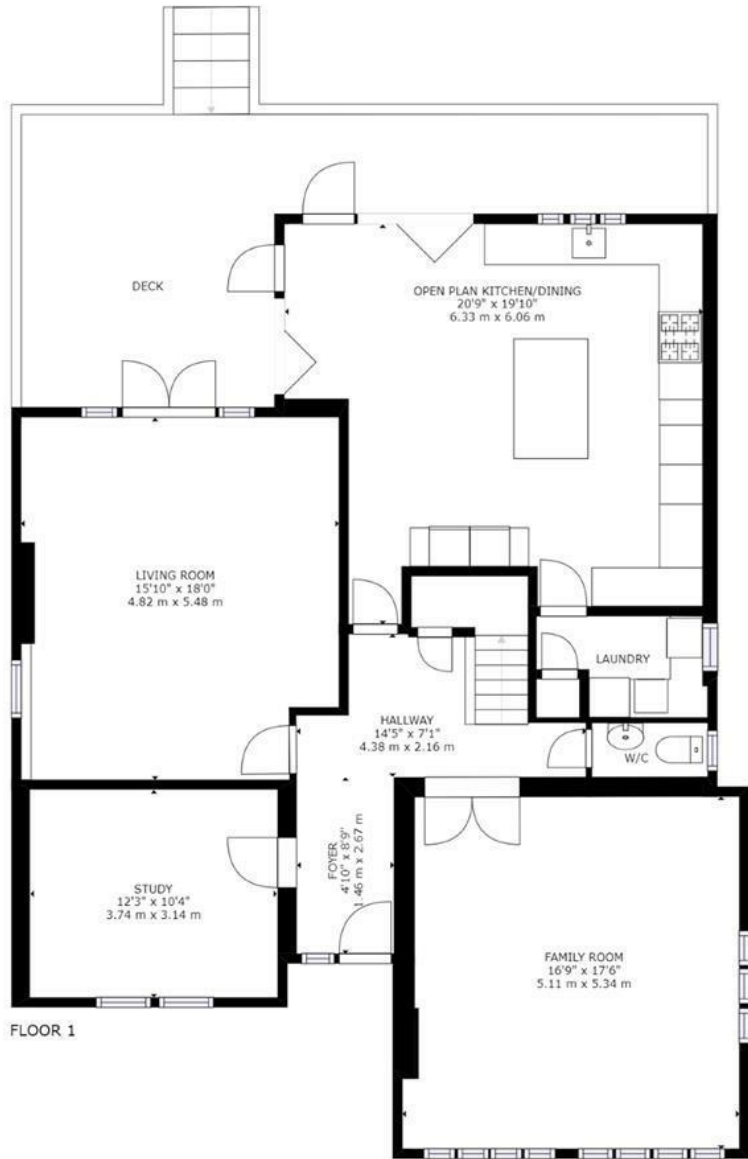
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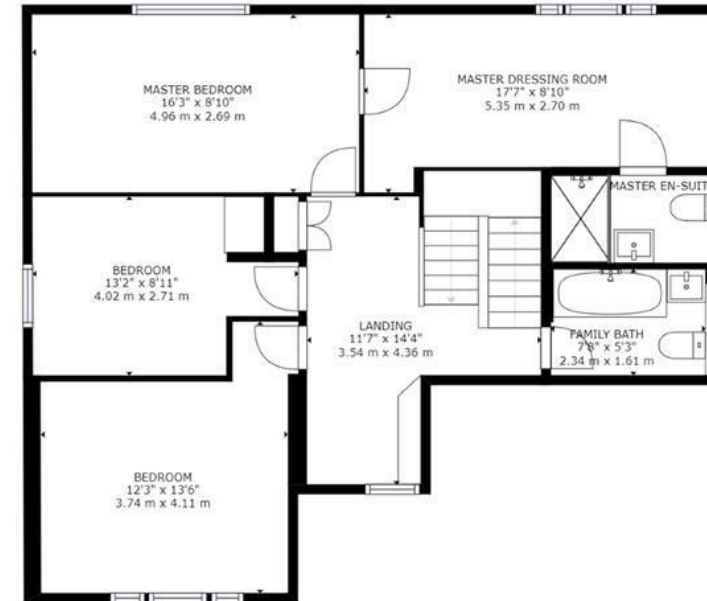
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Sqft 2449.00 sq ft	Type House - Detached	Style Well presented
Bedrooms 4	Receptions 3	Bathrooms 3
Tenure Freehold	Local Authority Epping Forest District Council	Tax Band G

PLANS



FLOOR 3

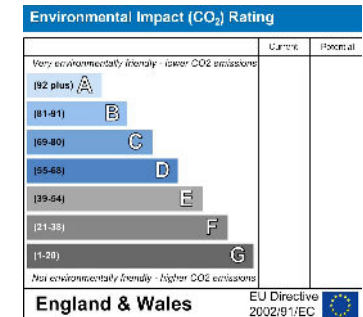
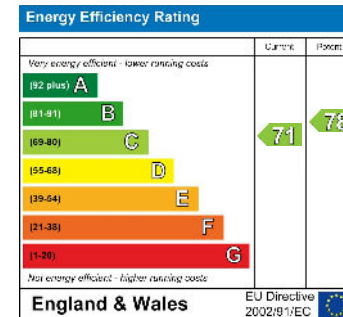
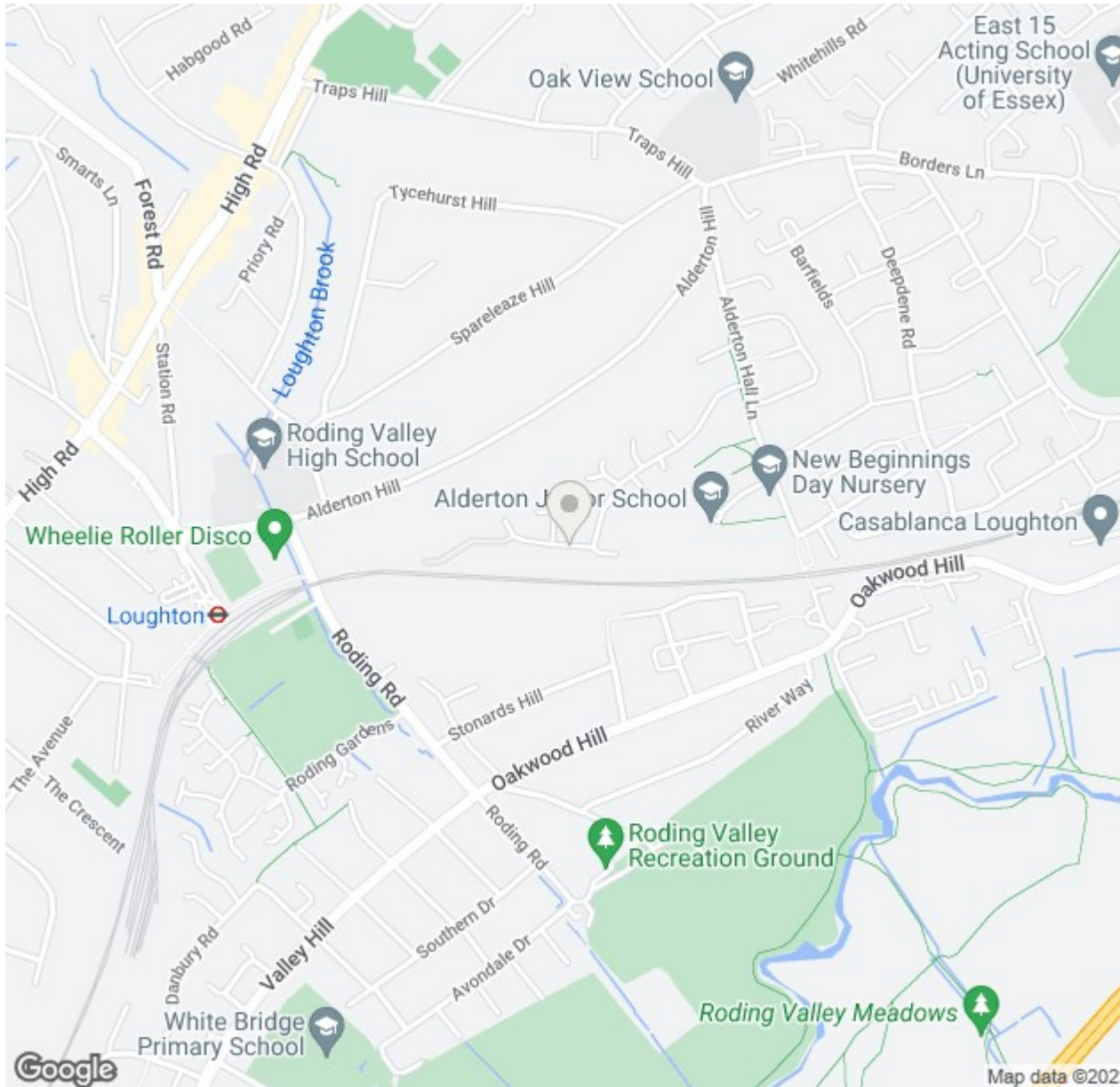


FLOOR 2

GROSS INTERNAL AREA
 FLOOR 1: 1302 sq. ft, 121 m², FLOOR 2: 780 sq. ft, 72 m²
 FLOOR 3: 367 sq. ft, 34 m², EXCLUDED AREAS:
 REDUCED HEADROOM BELOW 1.5M: 27 sq. ft, 3 m²
 TOTAL: 2449 sq. ft, 228 m²
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



MAP & EPC



elliott  james

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