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PRESENTS

Hill Hall, Theydon Mount, Epping


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Elliott James are delighted to bring to market this fabulously appointed three storey apartment set in a historic Grade 1 listed Elizabethan Mansion. The building was sympathetically developed and renovated in 2001 and includes many charming and character features. Set in approximately twenty acres of beautiful park-like grounds which includes lakes, a pavilion, two tennis courts and panoramic views of the surrounding countryside. There is a garage en bloc and an allocated parking space plus further ample visitor parking.

Split over three levels, the property comprises of enormous living room with feature fireplace and far-reaching views, modern fitted kitchen with integrated appliances, utility room, dining room, cloakroom, dressing room, master bedroom with large en-suite bathroom including free standing bath, sauna, shower and large dressing room. There are a further three double bedrooms, two benefitting from en-suite bathrooms.

Access to the development is via electric gates leading to an imposing tree-lined driveway.

Hill Hall is approximately 3 miles south east of Epping town centre and within easy reach of M25, M11 and Central Line tube.

With over 20 years of personal local experience in both independent and corporate agencies it has been my passion to bring seamless integration of the latest property technology to our agency. Our unique Partnership sets us apart as market leaders.



3D WALKTHROUGH

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.

Elliott Lawlor MNAEA & MARLA
contact@ejpr.co.uk
0208 0165 333

NEED TO KNOW

Sqft 3674.00 sq ft	Type Apartment	Style Period
Bedrooms 4	Receptions 3	Bathrooms 3
Tenure Leasehold	Local Authority Epping Forest	Tax Band G


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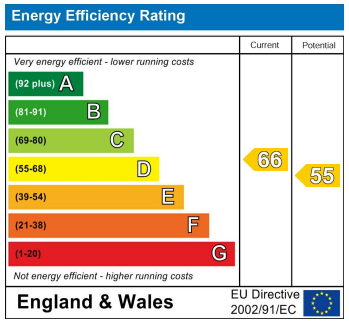

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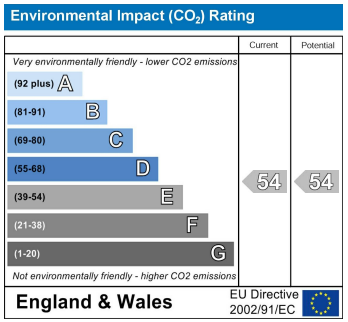

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MAP & EPC

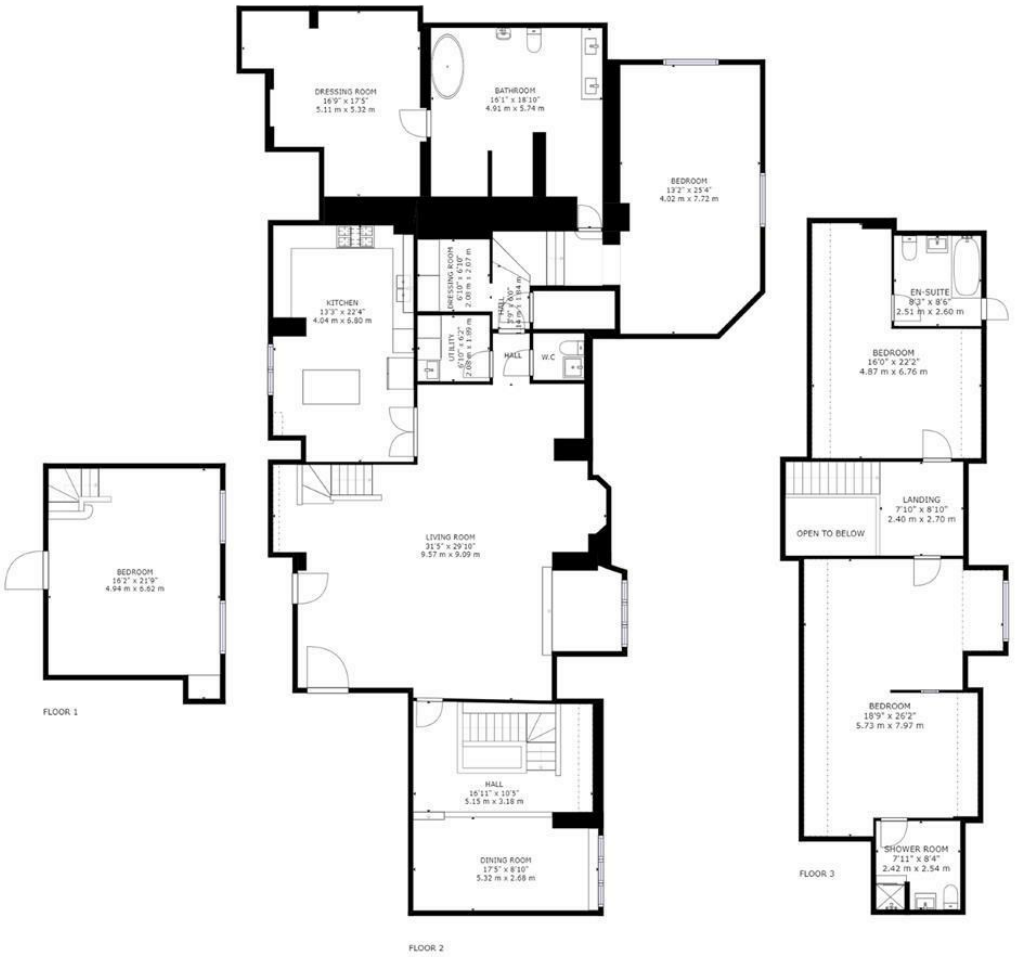

Mount Rd
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Map data ©2026 Google


Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
66
55
England & Wales
EU Directive 2002/91/EC


Environmental Impact (CO2) Rating
Current
Potential
Very environmentally friendly - lower CO2 emissions
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not environmentally friendly - higher CO2 emissions
54
54
England & Wales
EU Directive 2002/91/EC


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PLANS



GROSS INTERNAL AREA
FLOOR 1: 322 sq. ft,30 m2, FLOOR 2: 2577 sq. ft,239 m2
FLOOR 3: 775 sq. ft,72 m2, EXCLUDED AREAS:
REDUCED HEADROOM BELOW 1.5M: 191 sq. ft,18 m2
TOTAL: 3674 sq. ft,341 m2
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

Matterport

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Contact Us : 0208 0165 333 | contact@ejpr.co.uk
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