



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

P R E S E N T S

Nursery Road, Loughton



elliott E | J jones

Nursery Road, Loughton

“ Nestled on the prestigious Nursery Road in Loughton, this remarkable detached family home offers an impressive three floors spanning 3847.00 square feet of living space, perfect for those seeking both comfort and style. Built in 1984, this chain property sits on 1/4 of an acre plot and it has been meticulously maintained and is presented in wonderful condition throughout.

Accommodation comprises of a large entrance hall with downstairs shower room and under stair storage. There is also a good size study, children playroom, spacious lounge with bi folding doors. The downstairs also offers a bright and airy bespoke fitted kitchen room with center island, new integrated appliances, underfloor heating and a separate utility room, the ground floor also has a bedroom with en-suite with storage. The reception rooms offers versatile spaces that can be tailored to your needs, whether for entertaining guests, enjoying family time, or simply relaxing in a quiet corner. The garage has been recently refurbished and made into a lower-level floor which is being used as a cinema room with surround sound speakers.

The first floor boasts four generously sized bedrooms, providing ample accommodation for families of all sizes. Master bedroom suite, second bedroom suite, two further bedrooms and a family bathroom. With three well-appointed bathrooms, morning routines will be a breeze, ensuring convenience for everyone. A particular feature of the house is the fabulous first floor living room with a vaulted ceiling and huge window which gives far reaching views over the forest.

Externally, the private rear garden has been designed to a very high standard and offers a private heated pool, a luxurious addition that promises year-round enjoyment and relaxation. Predominantly laid to lawn with mature well stocked borders and paved patio area perfect for outdoor entertaining.”

The property market has always interested me and seeing the reaction when someone finds their next home is something that really drives me to go above and beyond. I have a pride in my local area having grown up here, this also allowed me to grow a strong knowledge of the local community. With experience in the role already I look to provide a service to both buyers and sellers in which communication and transparency are key. I am incredibly proud to be a part of such a brilliant team dedicated to providing bespoke service to such a beautiful community.



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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.

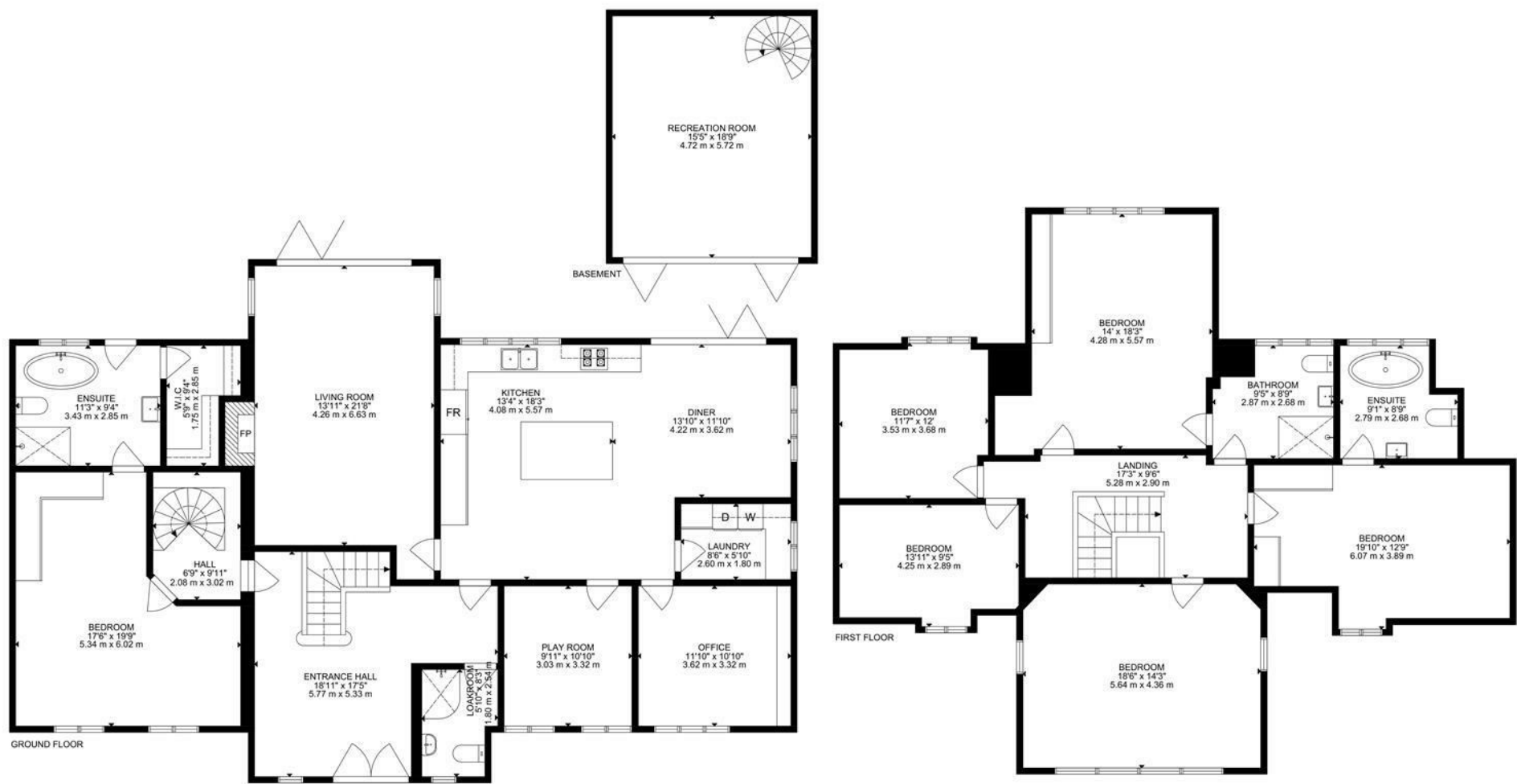
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Sqft 3847.00 sq ft	Type House - Detached	Style 1980's
Bedrooms 5	Receptions 3	Bathrooms 4
Tenure Freehold	Local Authority Epping Forest	Tax Band G

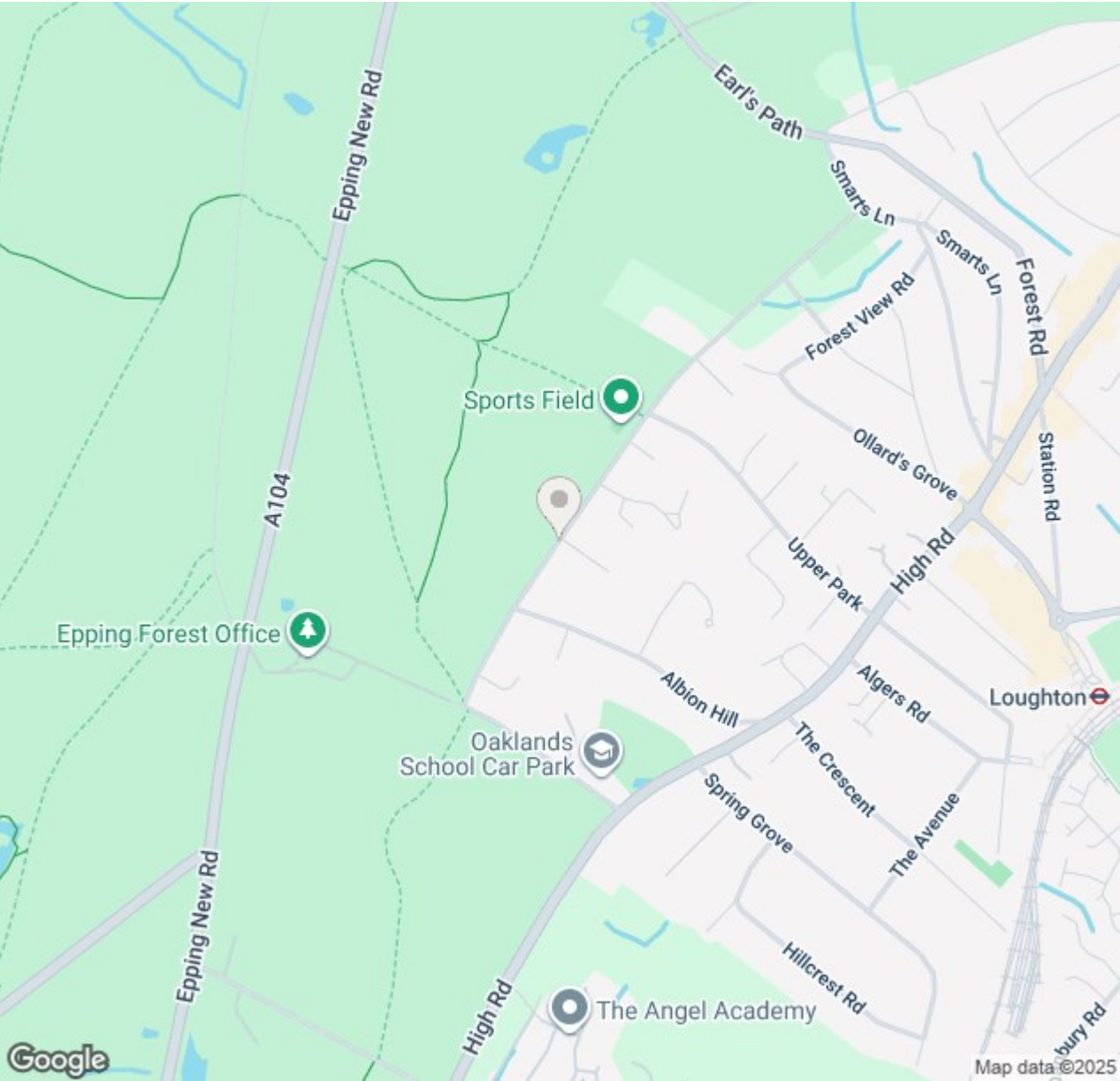
PLANS



GROSS INTERNAL AREA
BASEMENT: 322 SQ FT, 30 m², GROUND FLOOR: 2045 SQ FT, 190 m², FIRST FLOOR : 1507 SQ FT, 140 m²
TOTAL: 3874 SQ FT, 360 m²
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



MAP & EPC



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		
	72	75
England & Wales		
EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ 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 CO ₂ emissions		
England & Wales		
EU Directive 2002/91/EC		

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