elliott E|J james

PRIME RESIDENTIAL

PRESENTS

The Avenue, Loughton


E | J

The Avenue, Loughton

Nestled in the highly sought-after location of The Avenue, Loughton, this splendid detached house offers a perfect blend of modern comfort and classic charm. Built in the 1970s, the property has been newly refurbished, ensuring that it meets the needs of contemporary living.

With five spacious bedrooms, this home provides ample space for families or those who enjoy hosting guests. The three reception rooms offer versatile areas for relaxation, entertainment, or even a home office, catering to a variety of lifestyles. The two bathrooms add convenience for busy mornings and family life.

The property boasts a generous garden, approximately 140 feet in length, providing a delightful outdoor space for children to play, gardening enthusiasts, or simply enjoying the fresh air. Additionally, the house features parking for two vehicles, a valuable asset in this desirable area.

Convenience is key, as the property is located just 0.3 miles from the underground station, making commuting to London and beyond a breeze. The heating system is equipped with a new WiFi remote monitor control system, allowing for easy management of your home's temperature.

Situated close to the high street, residents will enjoy easy access to a variety of shops, cafes, and local amenities. This home is not just a property; it is a lifestyle choice in a vibrant community. With new wiring, plumbing, and a new boiler, this house is ready for you to move in and make it your own. Don't miss the opportunity to own this remarkable home in Loughton.

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.





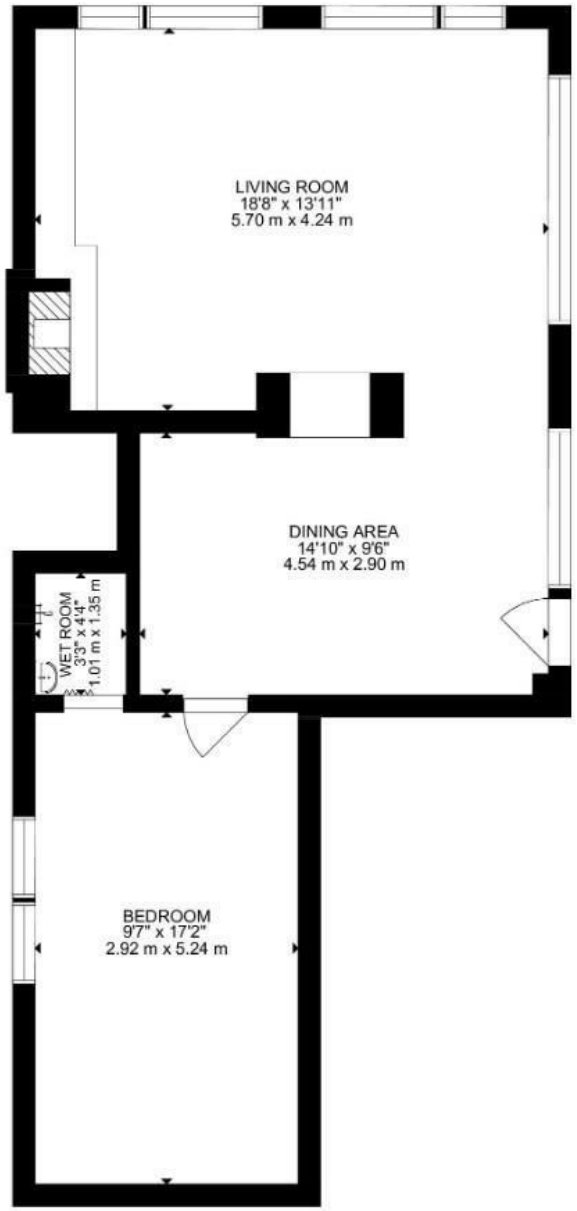
An unrestricted fully immersive walkthrough is available in our E|J Business Lounge by arrangement. Restricted walkthrough access is available on our website through your smartphone or desktop.

Daniel Thomas
contact@ejpr.co.uk
0208 0165 333

NEED TO KNOW

Sqft 1807.00 sq ft	Type House - Detached	Style 1970-1979
Bedrooms 5	Receptions 3	Bathrooms 2
Tenure Freehold	Local Authority Epping Forest	Tax Band G

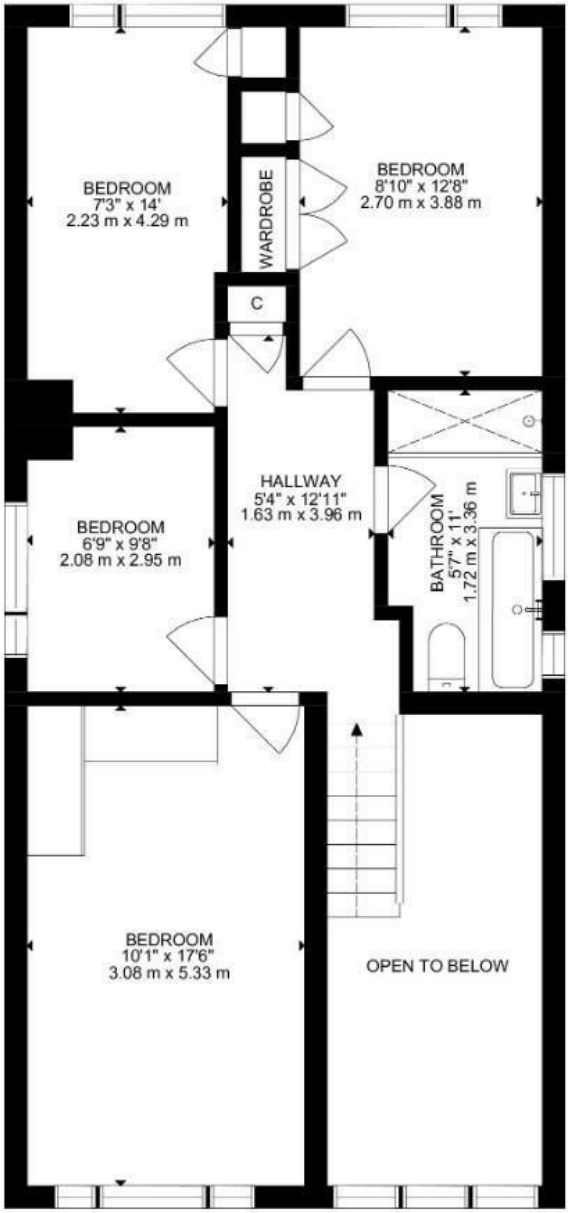
PLANS



LOWER FLOOR



GROUND FLOOR



SECOND FLOOR

GROSS INTERNAL AREA
LOWER FLOOR: 55 m2, 592 SQ FT, GROUND FLOOR: 40 m2, 430 SQ FT,
SECOND FLOOR: 73 m2, 785 m2
TOTAL: 168 m2, 1807 SQ FT
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

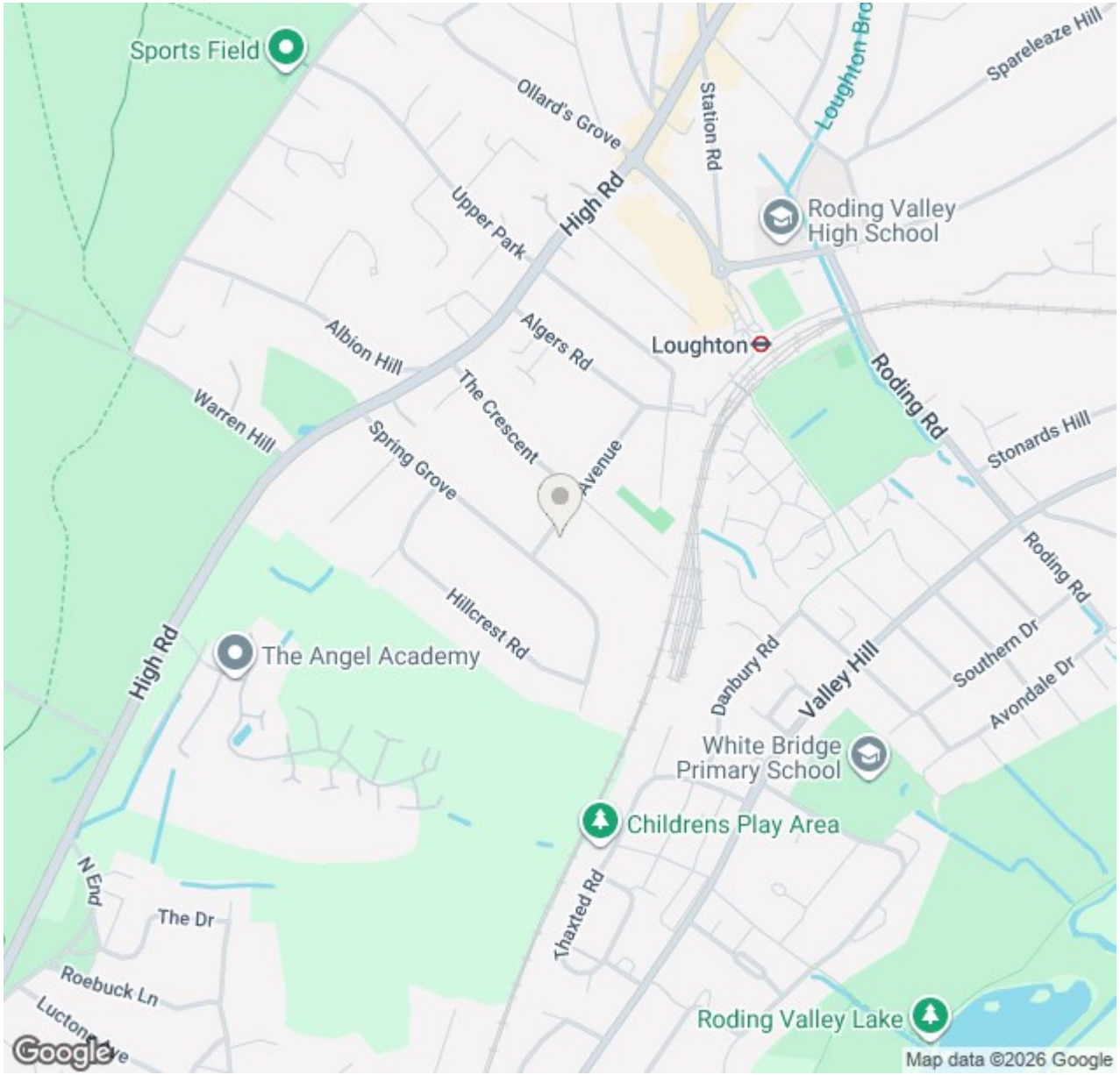

2 YEARS FREE

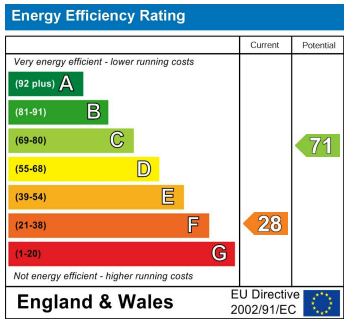


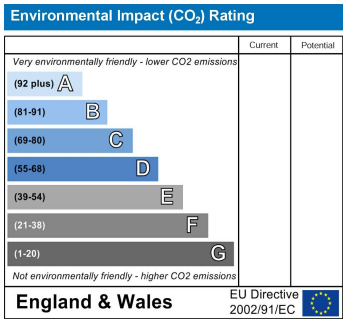




MAP & EPC


Sports Field
Ollard's Grove
Station Rd
Loughton Brook
Spareleaze Hill
Upper Park
High Rd
Roding Valley High School
Albion Hill
Algers Rd
Loughton
Roding Rd
Warren Hill
The Crescent
Spring Grove
Avenue
Stonards Hill
Hillcrest Rd
The Angel Academy
High Rd
Danbury Rd
Valley Hill
Southern Dr
Avondale Dr
Roding Rd
White Bridge Primary School
Childrens Play Area
N End
The Dr
Thaxted Rd
Roebuck Ln
Roding Valley Lake
Google
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
71
28
England & Wales
EU Directive 2002/91/EC


Environmental Impact (CO_2) 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
England & Wales
EU Directive 2002/91/EC

elliott E | J james

165 | High Road | Loughton | IG10 4LF
Contact Us : 0208 0165 333 | contact@ejpr.co.uk
Follow us on social media | Search 'ejpr165'

These particulars have been prepared with approximate measurements in good faith by Elliott James – Prime Residential with the assistance of the vendor. The intention is to provide a fair and accurate guide to the property. These details do not constitute or form any part of an offer or contract. All interested parties must verify for themselves the accuracy of the information provided. The structural condition of the property or the condition of the heating, plumbing or electrical installations or any appliances have not been checked or tested and suitable investigations by interested parties should be conducted prior to purchase.