elliott E|J james

PRIME RESIDENTIAL

PRESENTS

Sedley Rise, Loughton


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Elliott James welcomes to the market this charming two-bedroom first-floor maisonette, set on a desirable tree-lined residential turning just moments from Epping Forest.

Offering in excess of 750 square feet of well-proportioned accommodation, this spacious home is further enhanced by its own private rear garden and a large boarded loft complete with a pull-down ladder, providing excellent additional storage space.

Upon entering, you are greeted by a private front door and staircase leading up to a generous landing, providing access to all principal rooms. The bright and airy living room is a standout feature, boasting multiple windows, a character fireplace, and ample space for a dedicated dining area.

The property also comprises two well-sized double bedrooms, a modern family bathroom, and a stylish kitchen installed approximately three years ago. A charming stable door from the kitchen leads out to steps down towards the private rear garden, making the space ideal for outdoor dining and entertaining. The home has also benefited from replacement flooring and carpets within the last two years, adding to the well-maintained feel throughout. This home also benefits from the newly fitted boiler installed by the vendors

This attractive maisonette will appeal to both owner-occupiers seeking a spacious and well-located home, as well as investors looking for strong rental potential. Early viewing is highly recommended and strictly by appointment only.

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.





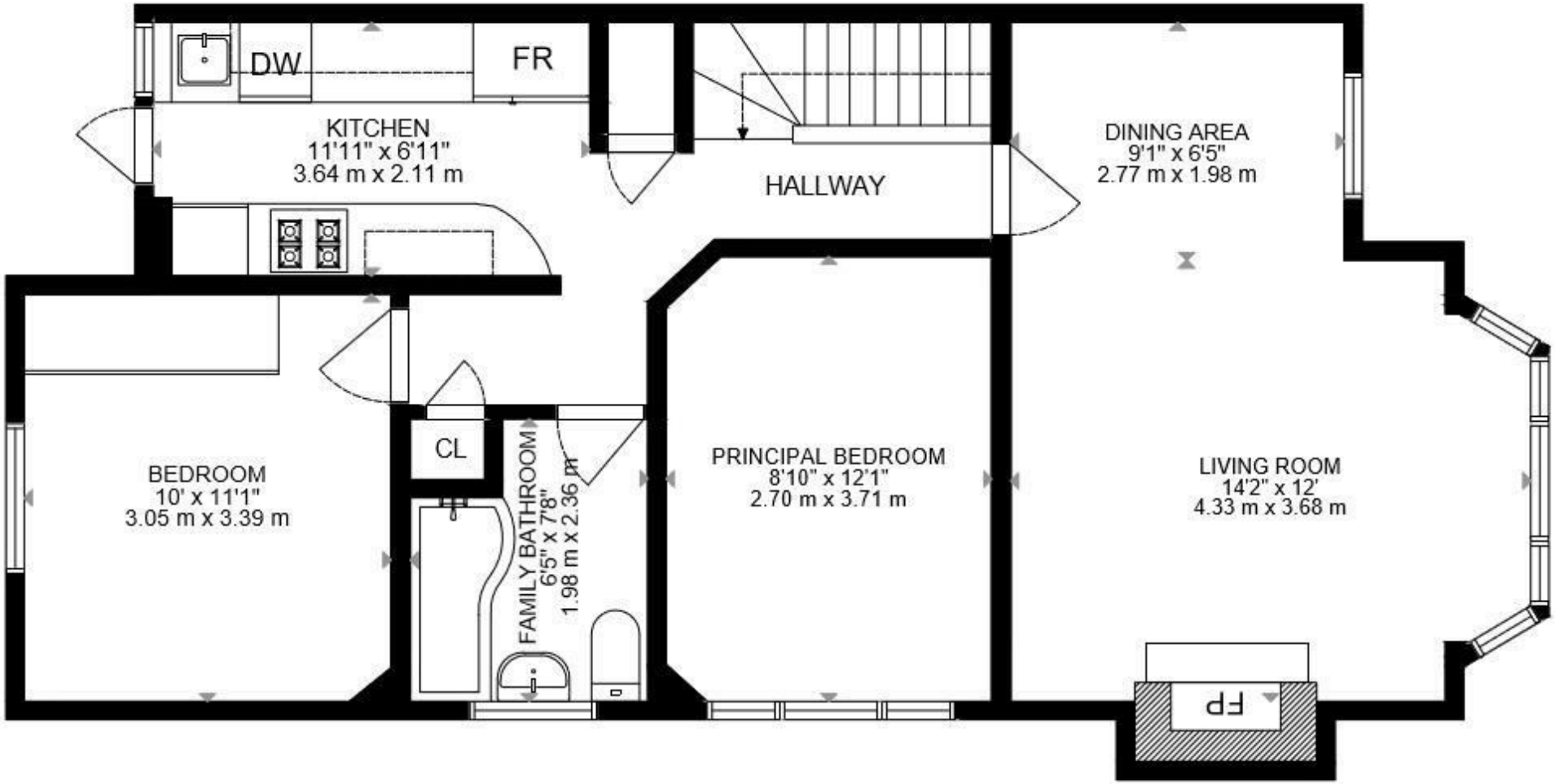
An unrestricted fully immersive walkthrough is available in our E|J Business Lounge by arrangement. Restricted walkthrough access is available on our website through your smartphone or desktop.

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

NEED TO KNOW

Sqft 753.00 sq ft	Type Maisonette	Style Mock Tudor
Bedrooms 2	Receptions 1	Bathrooms 1
Tenure Leasehold	Local Authority Epping Forest	Tax Band C

Sedley Court



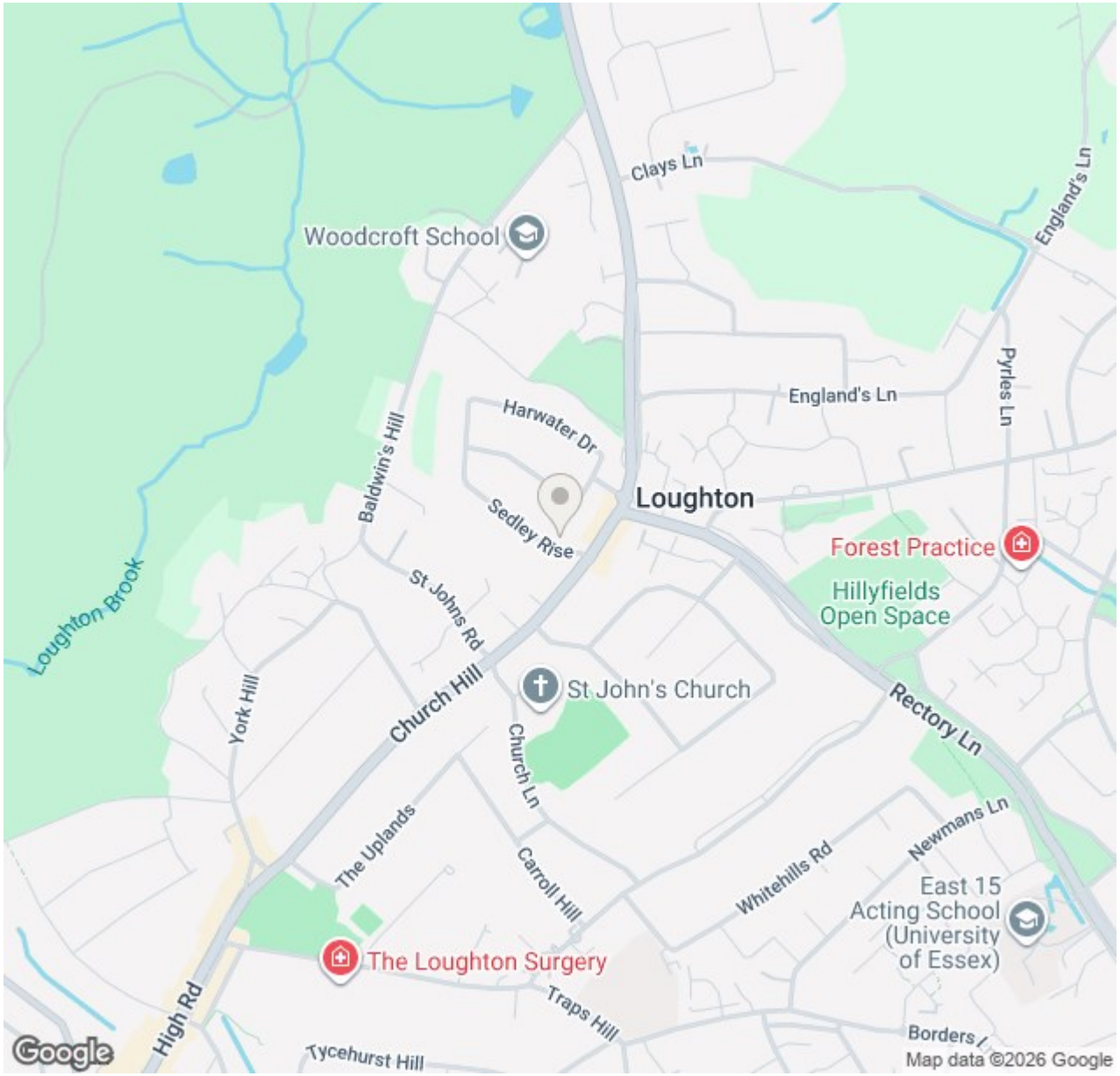
GROSS INTERNAL AREA
FLOOR 1: 70 M2, 753 SQ FT
TOTAL: 70 M2, 753 SQ FT
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

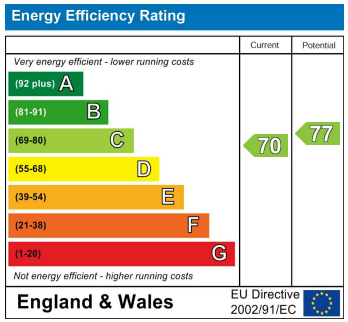


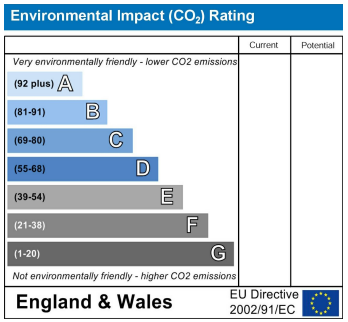




MAP & EPC


Clays Ln
Woodcroft School
England's Ln
Pyrles Ln
Harwater Dr
Baldwin's Hill
Loughton
Sedley Rise
Forest Practice
Hillyfields
Open Space
Loughton Brook
St Johns Rd
St John's Church
Church Hill
York Hill
Rectory Ln
Church Ln
The Uplands
Carroll Hill
Whitehills Rd
Newmans Ln
East 15
Acting School
(University
of Essex)
The Loughton Surgery
Traps Hill
High Rd
Tycehurst Hill
Borders /
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
70
77
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

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