



BUTLER & STAG

Church Field | Epping
| CM16

This charming four bedroom detached family home is set in one of the area's most sought after private turnings positioned only within a minutes walk to Epping High Street.

• Detached Family Home • Four Bedrooms • Downstairs Cloak Room/WC • Large Lounge/Study Room • Garage • Chain Free

Asking Price £759,999 | Freehold

Accommodation is spaciouly arranged over two floors which extends beyond 1851 sq ft, comprising a good size through lounge/dining area, separate kitchen/breakfast room, a study room, conservatory, and a ground floor cloakroom w/c

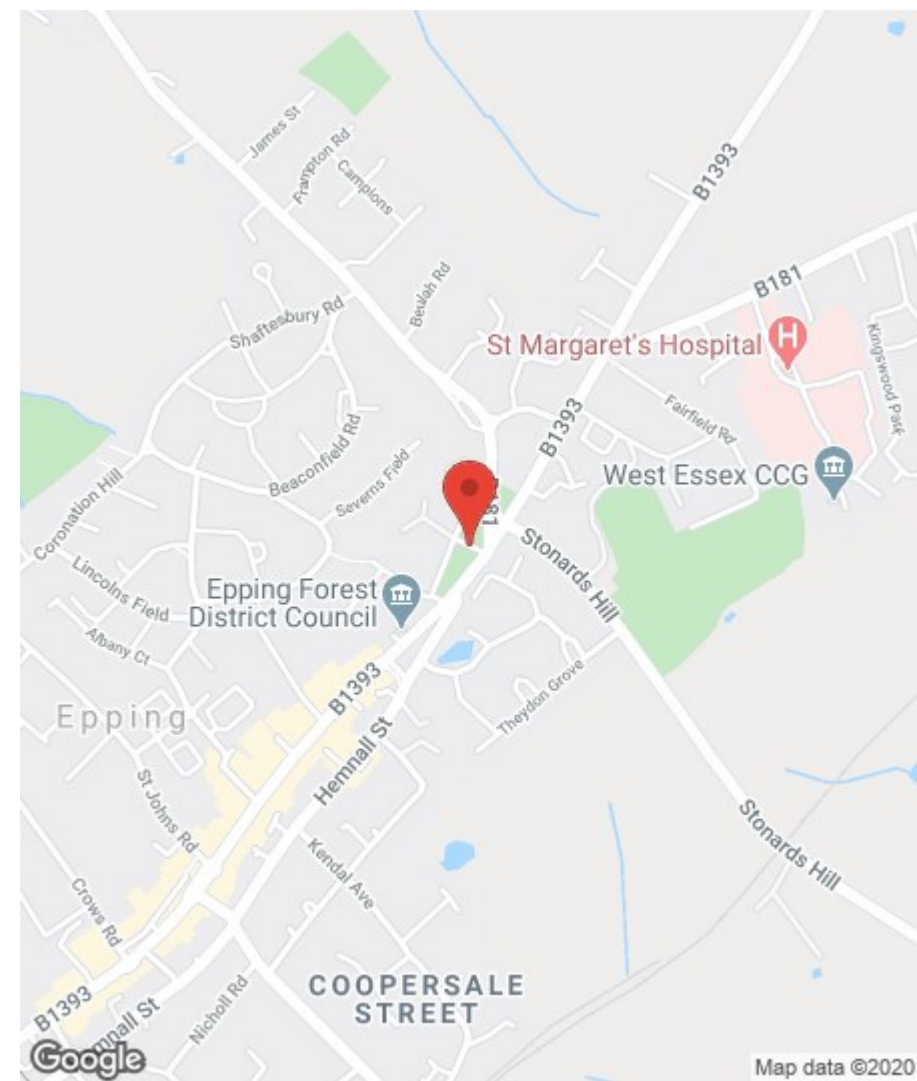
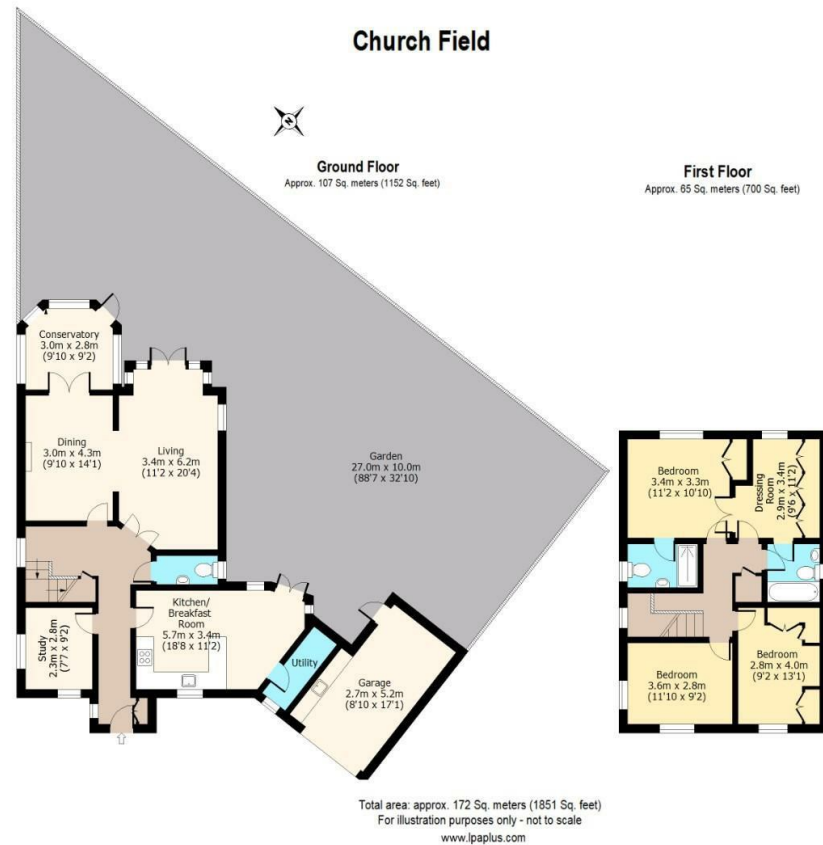
The first floor hosts four bedrooms and a family bathroom with the master bedroom also having an en-suite.

Externally, the property offers off-street parking with a single garage. To the rear is a delightful garden with a large patio area with access to the rear of the garage.

Church Field is in a private prime location within the historic market town of Epping. It is ideally located for local amenities including the High Street with a comprehensive selection of shops, pubs and restaurants. Transport links into London are excellent and there are several well regarded state and private schools within easy reach, some with transport pick up points locally.







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Important Notice - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

