



Dukes Avenue, Epping, CM16

BUTLER & STAG





**Open Day, Saturday 3rd February by appointment only.**  
**A well-positioned three bedroom semi-detached house located in Dukes Avenue, offers fantastic potential for someone who is looking for a renovation project. Thoroughly enjoyed over the years, this home boasts great space for future development subject to planning permission.**  
**With flexible living space, this property comprises of two large reception rooms, kitchen, ground floor bedroom and bathroom with separate W/C. The first floor provides two large double bedrooms with scenic views.**

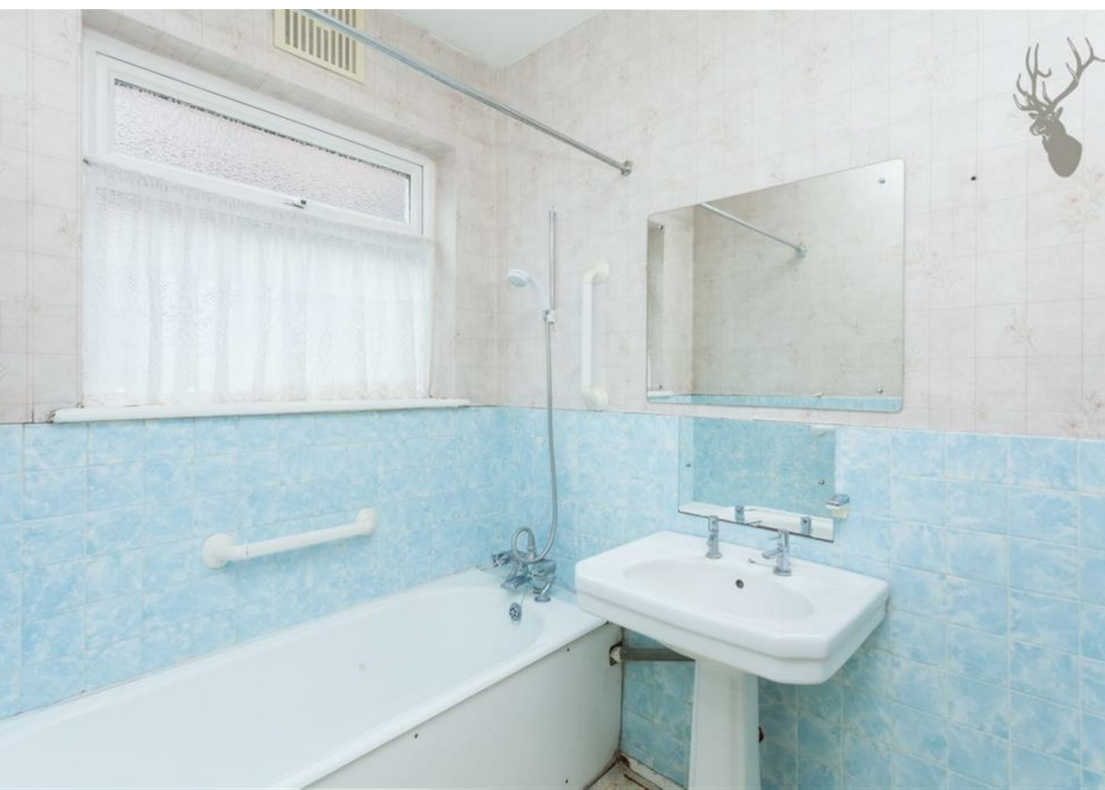


## Freehold

- Three Bedrooms
- Semi-Detached
- Short Walk To Station
- Potential To Extend (STPP)
- Garage & Off Street Parking
- Central Village Location







Dukes Avenue,



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.

**BUTLER & STAG**

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