Roundmead Avenue, Loughton, IG10

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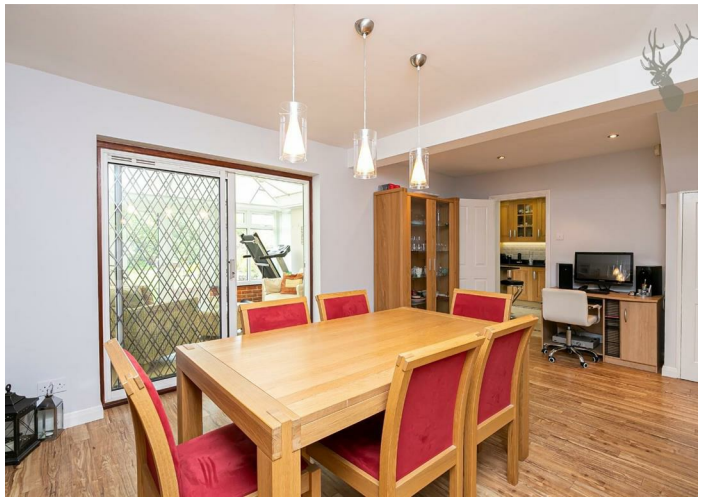


## Guide Price £775,000 - £800,000

**This delightful three bedroom detached family home is located in a popular location of Loughton within good school catchment areas.**

## Freehold

- Detached Family Home
- Three Bedrooms/Three Receptions
- Kitchen/Breakfast Area
- Integral Garage/Conservatory
- Off Street Parking
- Downstairs WC

Accommodation comprises of a spacious living room, a separate dining area, a light and airy conservatory with doors leading onto the garden and a fully fitted kitchen/breakfast room with access to the integral garage.

On the first floor there are three bedrooms, and a family bathroom.

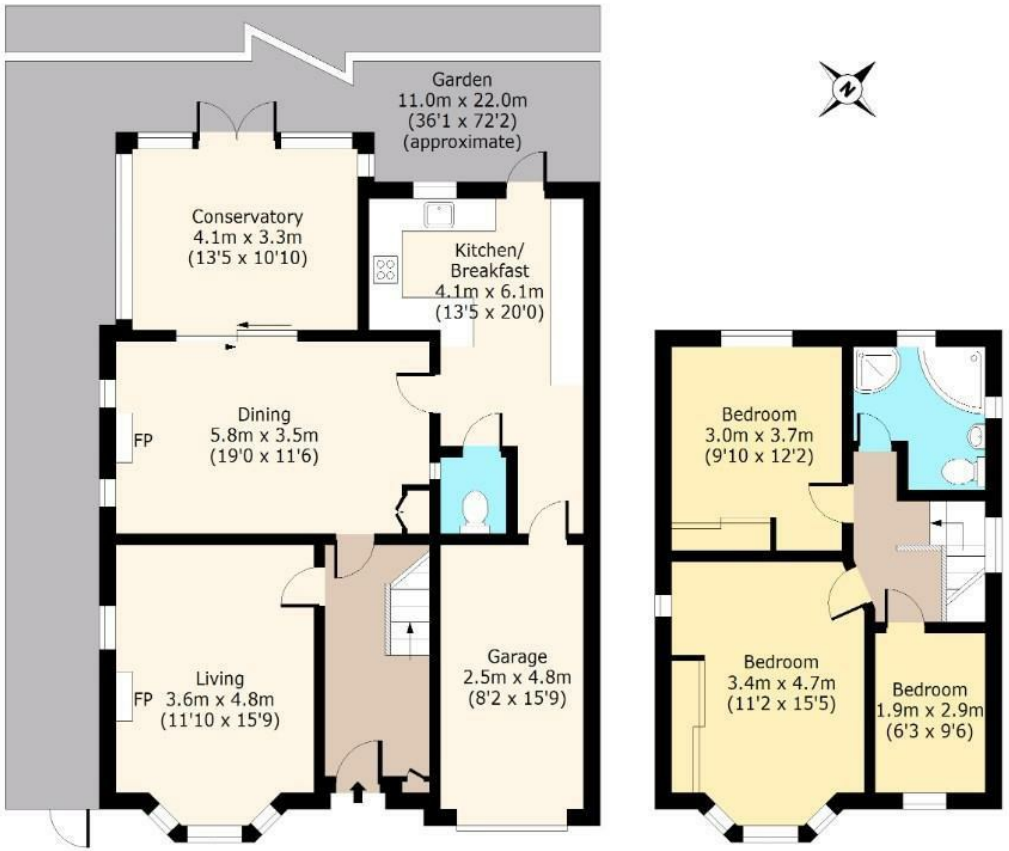
Externally, there is a laid to lawn north west facing rear garden which extends close to 72 ft, there is also a paved driveway which allows access for off street parking for two/three vehicles.

Loughton is known for its scenic views and being on the border of Epping Forest. It has excellent transport links into London from Loughton underground station, with the M11 and M25 being close by. With its highly regarded state and private schools within easy reach, its stylish, popular boutiques and abundance of eateries/bars makes it a desirable location.

# Roundmead Avenue

## Ground Floor
Approx. 96 Sq. meters (1033 Sq. feet)

## First Floor
Approx. 47 Sq. meters (506 Sq. feet)







Total area: approx. 143 Sq. meters (1539 Sq. feet)
For illustration purposes only - not to scale
www.lpaplus.com

IMPORTANT NOTICE - These particulars have been prepared in goof 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 an specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a gude and should not be relied upon.

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