Tysea Hill, Romford, RM4

BUTLER & STAG

Marsonia is an outstanding five bedroom detached house spanning over 3100 sq ft/ 314 sqm that has been remodelled and largely re-built to an exceptionally high standard.

Freehold

- Detached Family Home
- Five Bedrooms/Five Bathrooms
- Recently Refurbished/Stunning Throughout
- Large Living Room/Spacious Modern Kitchen
- Garden Room
- Chain Free

Built in 2009 the property enjoys the prime front position of the plot elegantly set back from Tysea Hill.

Accommodation comprises an inviting reception hall, a spacious lounge, a high specification fitted kitchen/dining room which has bi-folding doors leading onto the stunning rear garden, a cloakroom and a utility room can also be found off the reception.

The first floor features four bedrooms all of generous proportions and three with en-suite shower/ bathrooms.

Of particular note is the top floor bedroom with stunning en-suite bathroom which in total spans over 500 sq ft, equivalent of the size of a one bedroom apartment.

Externally, the house is approached via wrought iron electric gates, opening onto an extensive hard standing drive offering parking for several vehicles. Side access to the rear garden is also gated and wide enough for vehicle access, beyond is the sensational 223' West facing garden with generous patio with the remainder laid to lawn leading down to brook with open farmland beyond. There are also two handy garden rooms that could serve a multitude of purposes.

The village shop is just a few yards away, The Royal Oak public house within a quarter of a mile and Theydon Bois village is a short drive for access to a Central Line station.

Total area: approx. (Including Storage,Garden Room) 330 Sq. meters (3552 Sq. feet)
Total area: approx. (Excluding Storage,Garden Room) 293 Sq. meters (3154 Sq. feet)
For illustration purposes only - not to scale
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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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