St. Leonards Road, Nazeing, EN9

BUTLER & STAG

Guide Price £625,000 - £650,000

This exceptional semi-detached house, constructed approximately eight years ago, offers nearly 1825 sq ft of spacious accommodation.

Freehold

- Semi Detached Family Home
- Three Bedrooms
- Spacious Kitchen/Dining Area
- Off Street Parking To The Rear/Garage
- Well Presented Throughout
- 89' Rear Garden

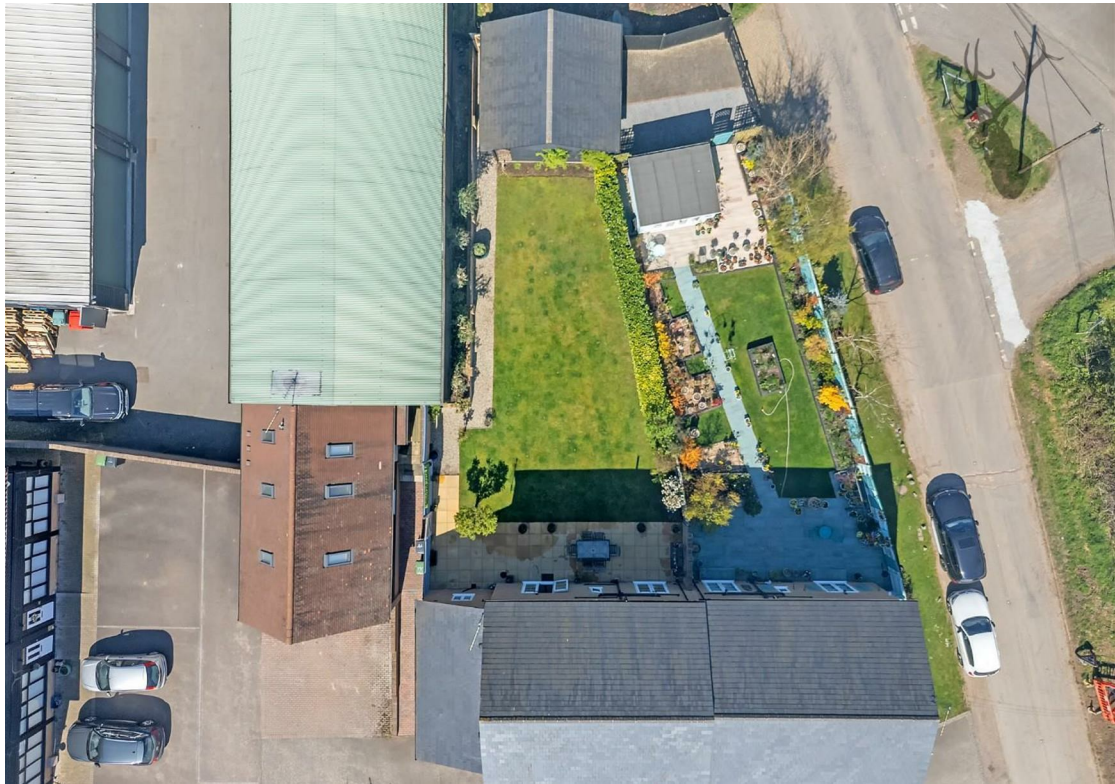
Nestled within a small farmyard development amidst picturesque countryside just south of Nazeing Village, the property combines modern living with a tranquil rural setting.

The expansive entrance hall sets the tone for the home, leading to a generously sized living room that benefits from dual-aspect windows, ensuring a bright and airy atmosphere. The kitchen/dining room spans the full length of the house and also features dual-aspect windows, providing an ideal space for family gatherings and entertaining. A well-appointed utility room offers additional storage and laundry facilities, while a dedicated home office caters to those working remotely or requiring a study space. A convenient downstairs cloakroom completes the ground floor layout.

Upstairs, the master bedroom boasts an en-suite bathroom, offering a private retreat. Two further double bedrooms provide ample accommodation for family or guests. The family bathroom is equipped with modern fixtures, including a bathtub, shower, and WC.

The rear garden is generously sized, predominantly laid to lawn, and offers a pleasant outdoor space for relaxation and play. To the rear of the property, there is garaging and parking facilities, with additional parking available at the front, ensuring convenience for multiple vehicles.

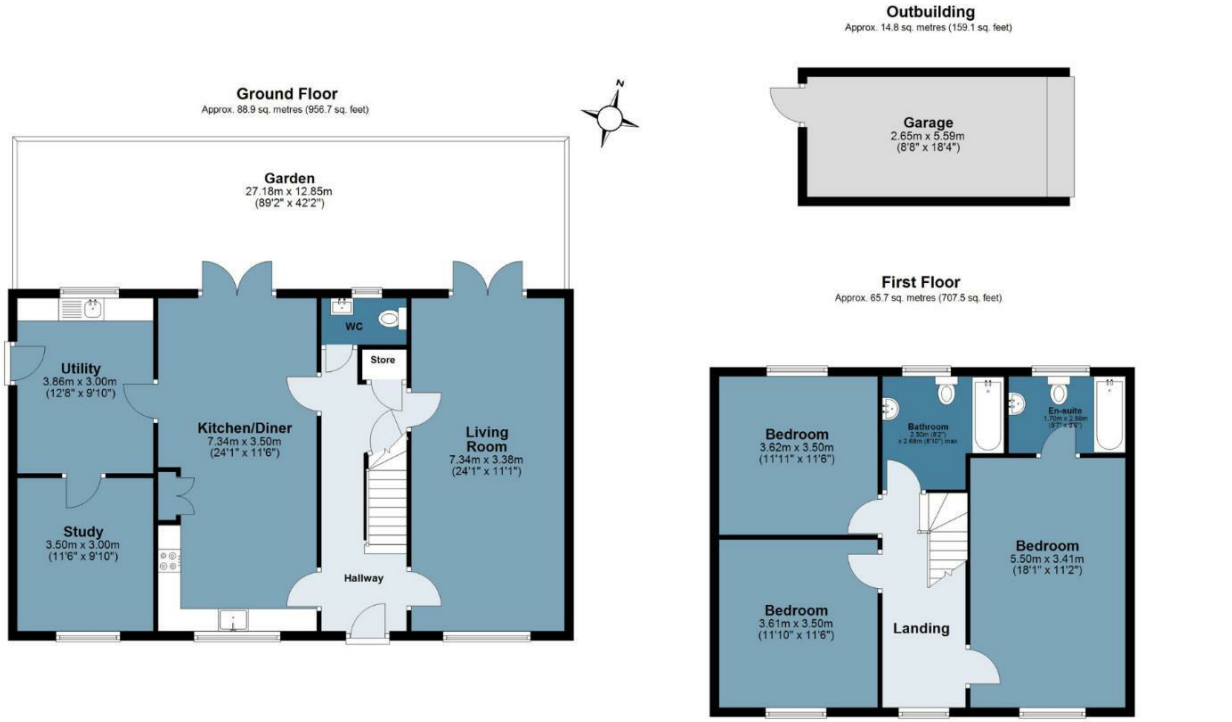
Nazeing Village, located less than a mile from the property, offers a range of local amenities including shops, pubs, and recreational facilities. The village is also home to Nazeing Golf Club, an attractive 18-hole parkland course constructed to the highest USPGA specifications, featuring water hazards on many holes and slick, undulating greens. For more information, visit Nazeing Golf Club's official website.



Ash Cottage

Approx. Gross Internal Area 169.4 sq. metres (1823.4 sq. feet)

BUTLER & STAG



Measurements are approximate and for illustration purposes only. While we do not doubt the accuracy and completeness, we advise you conduct a careful independent assessment of the property to determine monetary value

© @modephotouk www.modephoto.co.uk

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

01992 667666

4 Forest Drive, Theydon Bois, Essex, CM16 7EY

theydon@butlerandstag.com

www.butlerandstag.uk