



Sunnyside Road, Epping, CM16

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Situated within the heart of Epping, is this new four bedroom detached family home.



- New Build House
- Driveway Parking
- Modern Fitted Kitchen
- Four Double Bedrooms
- Close To Epping Station
- Available February

Internally, the property offers modern and spacious accommodation throughout. You enter the property by way of a large entrance hall with ample storage space, downstairs shower room, lounge that flows into the open plan kitchen/diner comprising of brand new built in appliances.

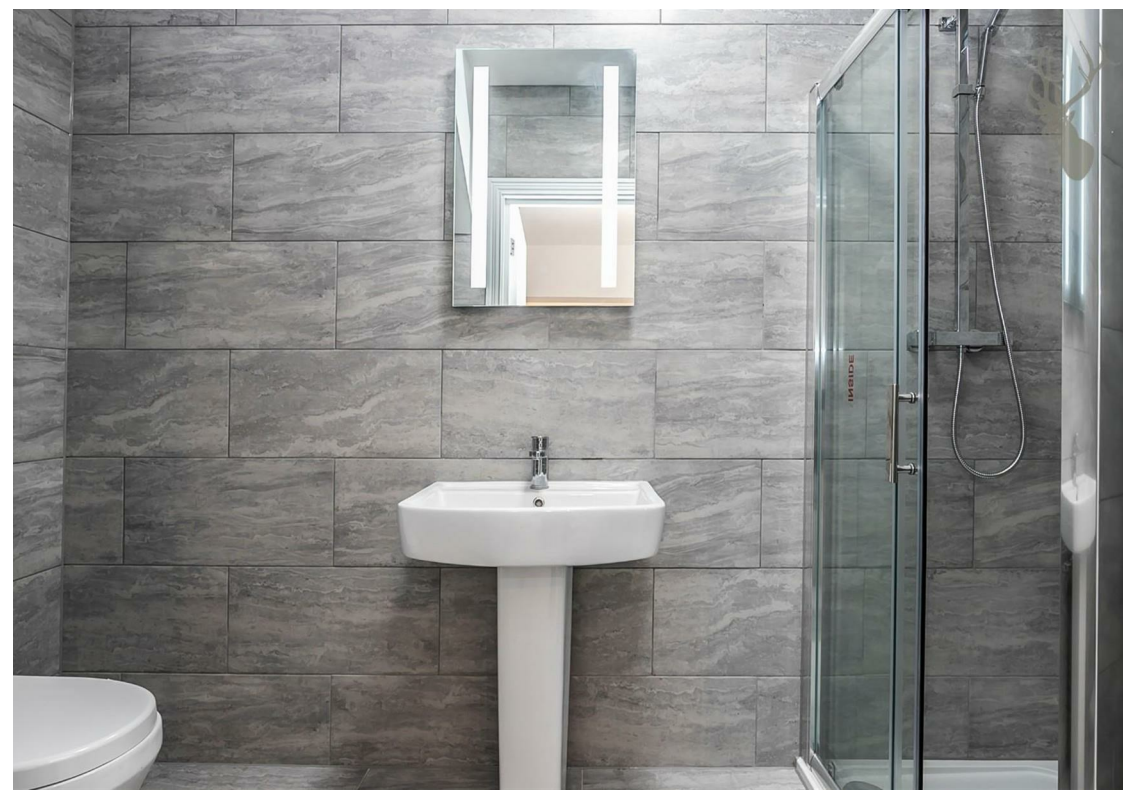
On the first floor there are two double bedrooms and modern family bathroom with underfloor heating with stairs leading to the second floor that boasts another two double bedrooms.

Externally, the property offers a spacious rear garden which will be laid to lawn with a small patio area and a driveway that offers parking for up to four vehicles.

The property is offered on an unfurnished basis and is available February

Council Tax Band - E

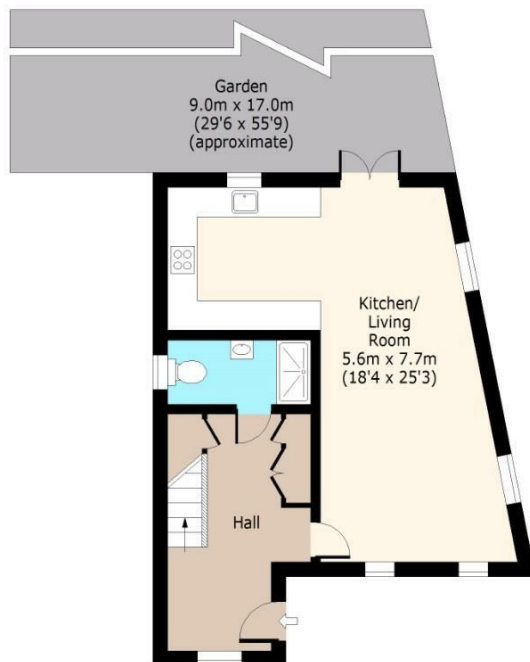




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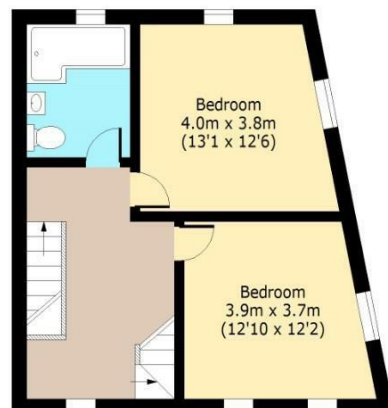
Ground Floor

Approx. 52 Sq. meters (560 Sq. feet)



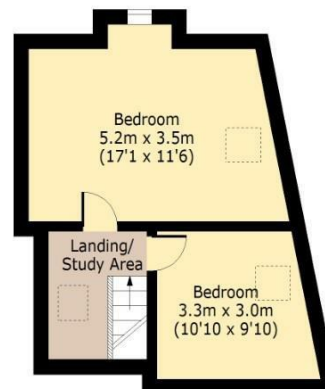
First Floor

Approx. 48 Sq. meters (519 Sq. feet)



Second Floor

Approx. 34 Sq. meters (363 Sq. feet)



Total area: approx. 134 Sq. meters (1442 Sq. feet)
For illustration purposes only - not to scale
www.lpaplus.com

BUTLER & STAG

☎ 01992 667666

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

✉ theydon@butlerandstag.com

www.butlerandstag.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.