MILLERS

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# Hastingwood Farm, Hastingwood, CM17 9JX

* STUNNING lOCATION * TWO DOUBLE BEDROOMS * AMPLE PARKING * BEAUTIFULLY PRESENTED * AVAILABLE NOW * BARN / COACH HOUSE CONVERSION *

Nestled in a tranquil and secluded gated setting in the charming village of Hastingwood, this newly refurbished end terrace barn conversion offers a delightful blend of modern living and serene surroundings. The property boasts a stunning open plan living area, enhanced by three pairs of patio doors that flood the space with natural light and provide seamless access to the outdoor area, perfect for entertaining or simply enjoying the peaceful environment.

With two well-proportioned bedrooms, this home is ideal for small families, couples, or those seeking a comfortable retreat. Each bedroom is complemented by its own bathroom, ensuring convenience and privacy for all occupants. The thoughtful design and contemporary finishes throughout the property create a welcoming atmosphere that is both stylish and functional.

This super barn conversion not only offers a beautiful living space but also benefits from its village location, providing a sense of community while remaining conveniently close to local amenities. Whether you are looking to relax in your private garden or explore the surrounding countryside, this property presents an excellent opportunity for those seeking a modern home in a picturesque setting. Don't miss the chance to make this lovely bungalow your own.

** The property is AVAILABLE NOW on a UNFURNISHED Basis **

2 2 1

**£2,200 Per Calendar Month**

- THREE PAIRS OF PATIO DOORS (SIX TOTAL)
- APPROX 860 SQ FT FLOOR AREA
- SEMI RURAL HAMLET LOCATION
- SECLUDED DETACHED BUNGALOW
- GATED ENTRANCE AND PARKING
- AVAILABLE NOW
- BRAND NEW KITCHEN / BATHROOMS
- 500 METERS TO M11 ACCESS
- UNFURNISHED ACCOMMODATION









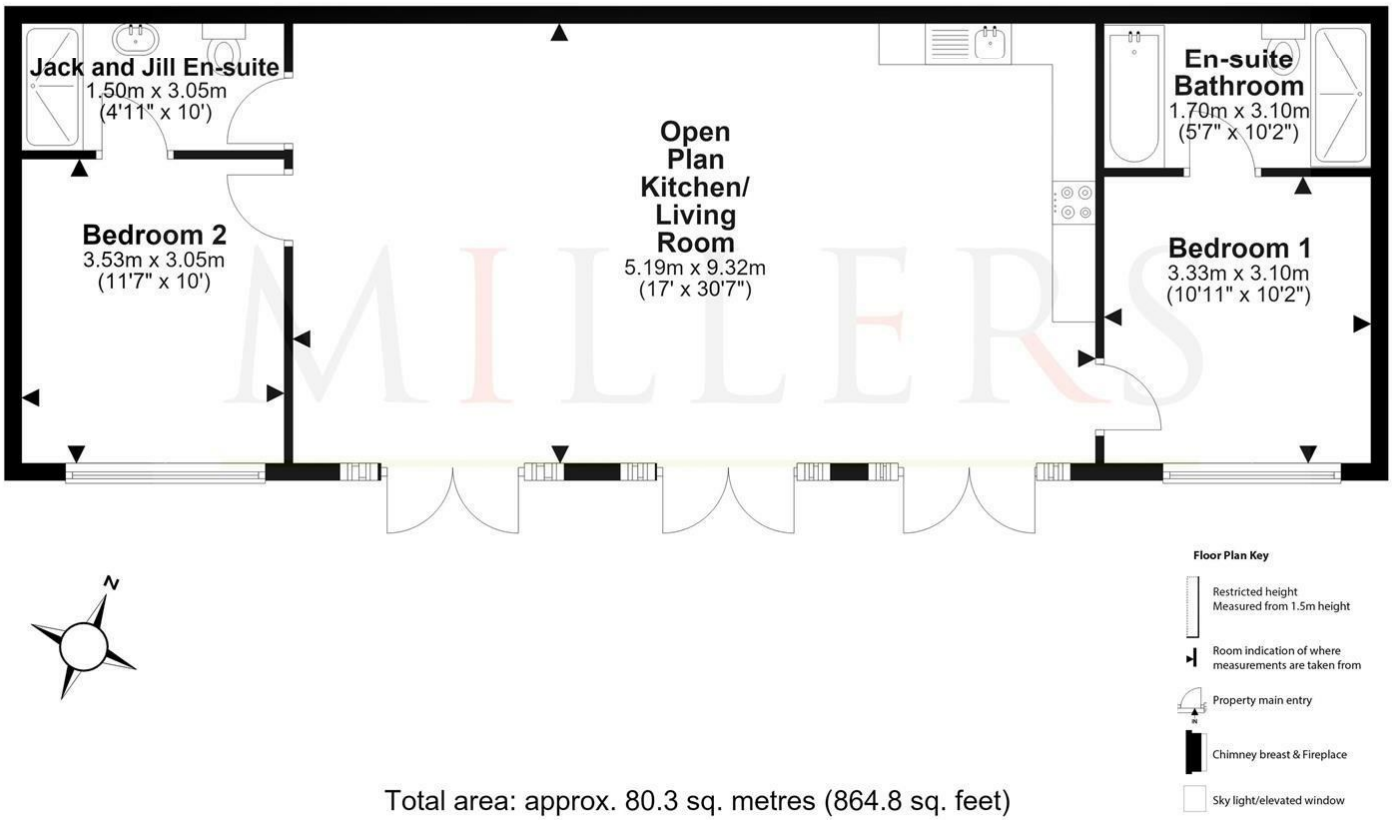


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## Ground Floor

Approx. 80.3 sq. metres (864.8 sq. feet)




Total area: approx. 80.3 sq. metres (864.8 sq. feet)

Our floor plans are intended to give a general indication of the proposed floor layout only and may vary in the finished building and overall footage

## Property Dimensions

| | |
|---|---|
| **GROUND FLOOR** | |
| **Kitchen Dining Living Room** | 30'7" x 17'0" (9.32m x 5.18m) |
| **Bedroom Two** | 11'7" x 10'0" (3.53m x 3.05m) |
| **Jack & Jill En-suite** | 10' x 4'11" (3.05m x 1.50m) |
| **Bedroom One** | 10'11" x 10'2" (3.33m x 3.10m) |
| **En-suite Bathroom** | 5'7" x 10'2" (1.70m x 3.10m) |
| **EXTERNAL AREA** | |
| **Garden Area** | |

TERM: A periodic tenancy is offered, with a long-term tenant preferred.

DATE: The earliest date that a successful client could move into the property will be November 2026 subject to terms conditions and references.

HOLDING DEPOSIT: The holding deposit is equal to 1 week's rent. Paid by you to reserve the property. This is only retained, if any relevant person (including guarantor(s)) withdraw from the tenancy; fail a Right-to-Rent check; provide materially significant false or misleading information; fail to sign their tenancy agreement (and or Deed of Guarantee) within 15 calendar days.

DEPOSIT: The deposit will be equal to 5 weeks' worth of rent or 6 weeks rent where the annual rent is £50,000 or higher. Protected via the (DPS) Deposit Protection Service.

FURNITURE: The property is available on a UNFURNISHED basis, although there are white goods.

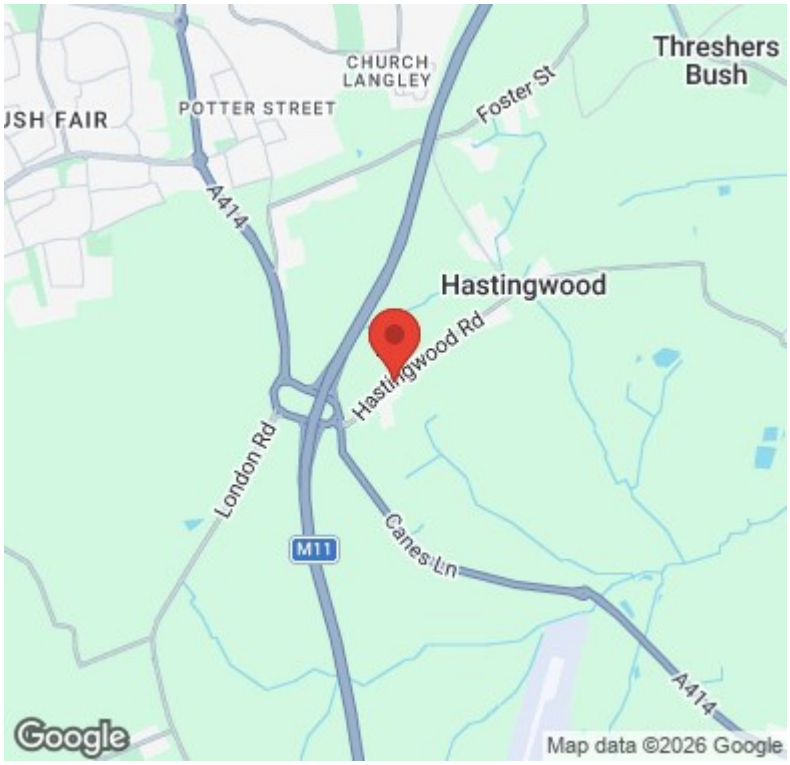
UTILITY BILLS: Tenants are responsible (unless agreed otherwise in writing) for all utility payments which will also include a TV licence and Council Tax accounts. Please refer to your AST for full information

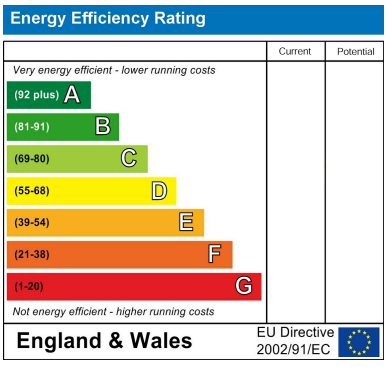
COUNCIL TAX: The council tax band is D



## Directions

START: Millers 229 High St, Epping, CM16 4DA, Head northeast on High St/B1393 through Epping High Street and through the village of Thornwood. Continue to follow the B1393. 3.3. At the Hastingwood roundabout, take the 3rd exit onto Canes Lane/A414. 3.7. Take the first left (Slight left) toward Hastingwood, on the Hastingwood Road. ARRIVE: Hastingwood Farm / Coach House, Hastingwood Road, Hasting wood, Essex, CM17 9JX.




These particulars are believed to be accurate but are provided as a general guide only and do not form part of any offer or contract. Prospective purchasers should verify their accuracy through inspection or other means. No employee of this firm is authorised to make any representation or warranty regarding the property. “AI” may have been used in some photography or graphics for marketing and presentation purposes. No physical part of the property or location has been altered.

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