



Aspen Lodge, Mott Street, Sewardstonebury
Asking Price £1,315,000



MILLERS
NEW HOMES

* BRAND NEW PROPERTY READY FOR OCCUPATION

*

Nestled in the charming area of High Beach, this stunning new build property on Mott Street offers a perfect blend of modern living and comfort. Spanning an impressive 2,157 square feet, this detached house boasts an abundance of space, making it an ideal family home.

Upon entering, you will find three well-appointed reception rooms, providing versatile spaces for relaxation, entertainment, or even a home office. The property features five generously sized bedrooms, ensuring ample accommodation for family and guests alike. With three contemporary bathrooms, morning routines will be a breeze, catering to the needs of a busy household.

The ground floor benefits from underfloor heating, creating a warm and inviting atmosphere throughout. The living room and bedrooms are adorned with plush carpets, adding a touch of elegance and comfort. The property is equipped with gas central heating, ensuring a cosy environment during the colder months.

Security is paramount, and this home comes complete with a burglar alarm and CCTV, providing peace of mind for you and your loved ones. Additionally, there is parking available for two vehicles, with further parking on the driveway, a valuable feature in this desirable location.

This property is not just a house; it is a sanctuary that offers a modern lifestyle in a picturesque setting. With its spacious layout and high-quality finishes, it is a rare find in the market. Do not miss the opportunity to make this exceptional home your own.

Located between the bustling towns of Loughton and Waltham Abbey, this property benefits from a fantastic blend of urban convenience and natural beauty. The neighbouring towns offer a variety of boutique cafes, independent shops and restaurants, whilst the scenic Epping Forest provides endless opportunities for outdoor activities. For commuters, the A112 and M25 offer excellent road connectivity to Central London and beyond.





GROUND FLOOR

Study

10'10" x 9'6" (3.29m x 2.89m)

Cloakroom WC

6'3" x 3'2" (1.91m x 0.97m)

Kitchen

14'7" x 10'9" (4.45m x 3.28m)

Family Dining Room

15'7" x 22'3" (4.75m x 6.79m)

Utility Room

5'0" x 15'9" (1.52m x 4.81m)

Living Room

14'9" x 15'1" (4.49m x 4.59m)

FIRST FLOOR

Bedroom One

17'8" x 9'5" (5.38m x 2.87m)

En-suite Shower Room

8'3" x 5'1" (2.51m x 1.55m)

Bedroom Two

16'3" x 8'7" (4.95m x 2.61m)

En-suite Shower Room

8'4" x 5'6" (2.54m x 1.68m)

Bedroom Three

14'2" x 9'7" (4.31m x 2.91m)

Bedroom Four

12'1" x 10'10" (3.69m x 3.31m)

Bathroom

9'7" x 6'10" (2.92m x 2.08m)

Bedroom Five

14'5" x 10'9" (4.39m x 3.28m)

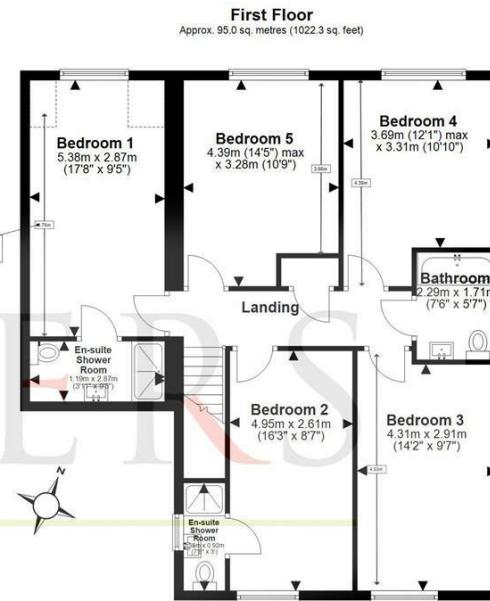
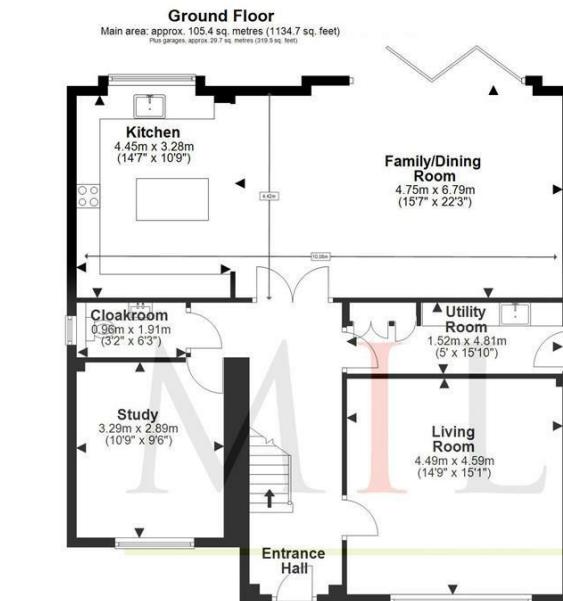
EXTERNAL AREA

Rear Garden

80' x 70' (24.38m x 21.34m)

Car Port

18' x 18' (5.49m x 5.49m)



Floor Plan Key

- Restricted height
Measured from 1.5m height
- Property main entry
- Chimney breast & Fireplace
- Room indication of where measurements are taken from
- Sky light/elevated window

Main area: Approx. 200.4 sq. metres (2157.0 sq. feet)
Plus garages, approx. 29.7 sq. metres (319.5 sq. feet)

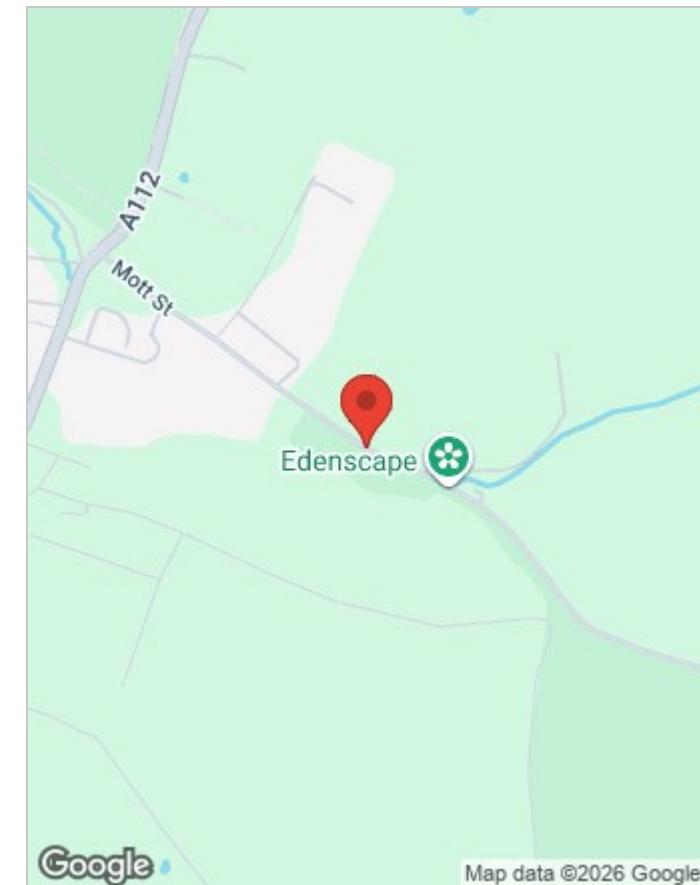
Total area including garage : approx. 230.1 sq metres (2476.5 sq feet)

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

Viewing

Please contact our Millers Office on 01992 560555
if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B	86	91
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	EU Directive 2002/91/EC

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