



Lancaster Road, North Weald

£429,995



MILLERS
ESTATE AGENTS

*** END TERRACE HOUSE * EXTENDED
ACCOMMODATION * THREE BEDROOMS * TWO
RECEPTION ROOMS * OFF STREET PARKING *
APPROX. 1,096.3 SQ.FT VOLUME ***

A well-presented three-bedroom end of terraced house, offering extended accommodation in a quiet residential street. This perfect family home, comprises two reception rooms, three bedrooms, off street parking and a private rear garden. The property is located close to the High Street near the shops and public house/restaurant, North Weald Airfield (for recreational flying) and open countryside.

The accommodation comprises an entrance porch leading to a living room which faces to the front elevation, feature a brick built fireplace with cosy electric fire & a handy understairs cupboard. There is a fitted kitchen with a range of wall and base units, contrasting work surfaces, built in oven and hob and access to the garden. There is a cloakroom WC, and an extended family room with a pitched roof. The first floor landing leads to three generous bedrooms with built in wardrobes to bedroom one, a three-piece family bathroom with white sanitary ware and access to the loft storage void. The rear garden is mainly laid to lawn, has a patio area, side access to the front and a solid concrete garden shed. The property presents a fantastic opportunity and real value for money; an internal viewing is recommended.

The property is situated in the heart of North Weald village close to arable farmland, the airfield and the open fields at Church Lane. Lancaster road is also a short walk to the high street offering a range of shops which includes a COOP store, cafes, restaurant and public houses. Transport links are provided along the A414 allowing access to both Chelmsford and the M11 at Hastingwood. The larger town of Epping is a short drive offering a connection to London via the Central Line and has a busy High Street. North Weald schooling is provided at St. Andrews Primary School. In Epping (Epping St Johns) and Ongar (The Ongar Academy).





GROUND FLOOR

Porch

6'1" x 3'1" (1.85m x 0.94m)

Cloakroom WC

6'6" x 2'10" (1.98m x 0.86m)

Living Room

17'0" x 15'11" (5.19m x 4.84m)

Kitchen Breakfast Room

11'7" x 12'9" (3.53m x 3.89m)

Family Room

19'8" x 7'2" (6.00m x 2.18m)

FIRST FLOOR

Landing

Bedroom One

13'8" x 8'4" (4.17m x 2.54m)

Bedroom Two

12'6" x 9'9" (3.81m x 2.97m)

Bedroom Three

8'11" x 7'4" (2.72m x 2.23m)

Bathroom

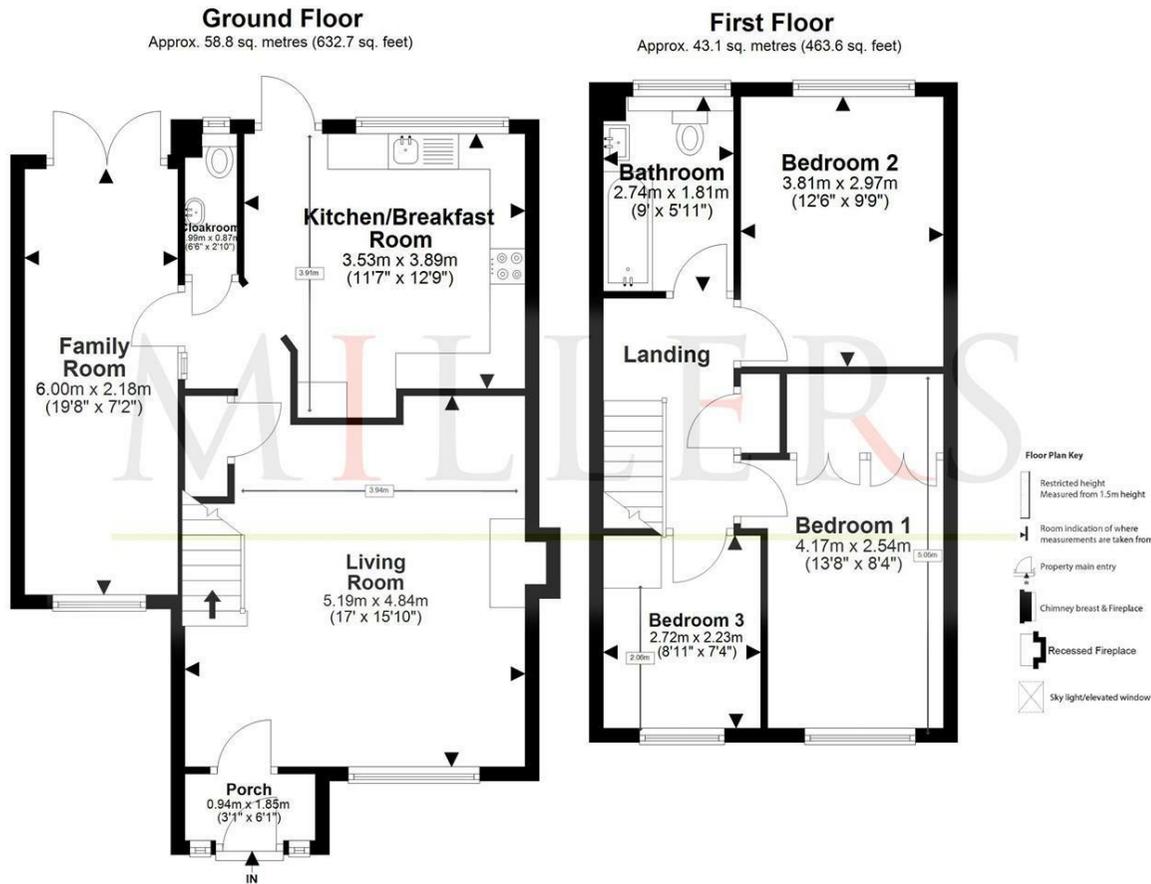
9' x 5'11" (2.74m x 1.80m)

EXTERNAL AREA

Rear Garden

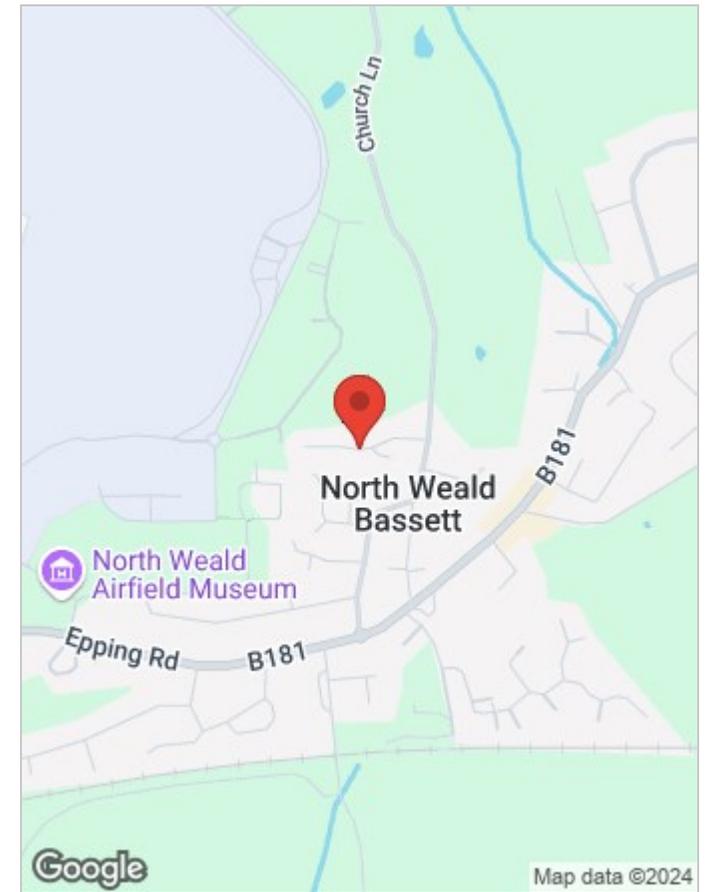
31'6" x 25'8" (9.60m x 7.82m)





Total area: approx. 101.9 sq. metres (1096.3 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 Plan produced using PlanUp.



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions
(92 plus) A			(92 plus) A
(81-91) B			(81-91) B
(69-80) C			(69-80) C
(55-68) D			(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions
England & Wales	EU Directive 2002/91/EC	73	England & Wales
		85	EU Directive 2002/91/EC

Viewing

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

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