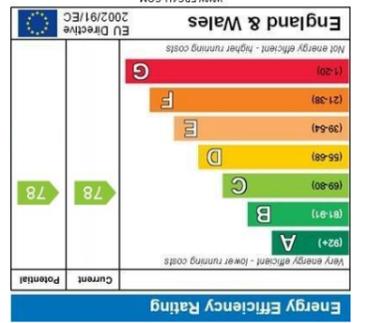


5a Simon Champion Court,
232-234 High Street, Epping,
Essex, CM16 4AU
Tel: 01992 563090
Email: enquiries@stevenette.com



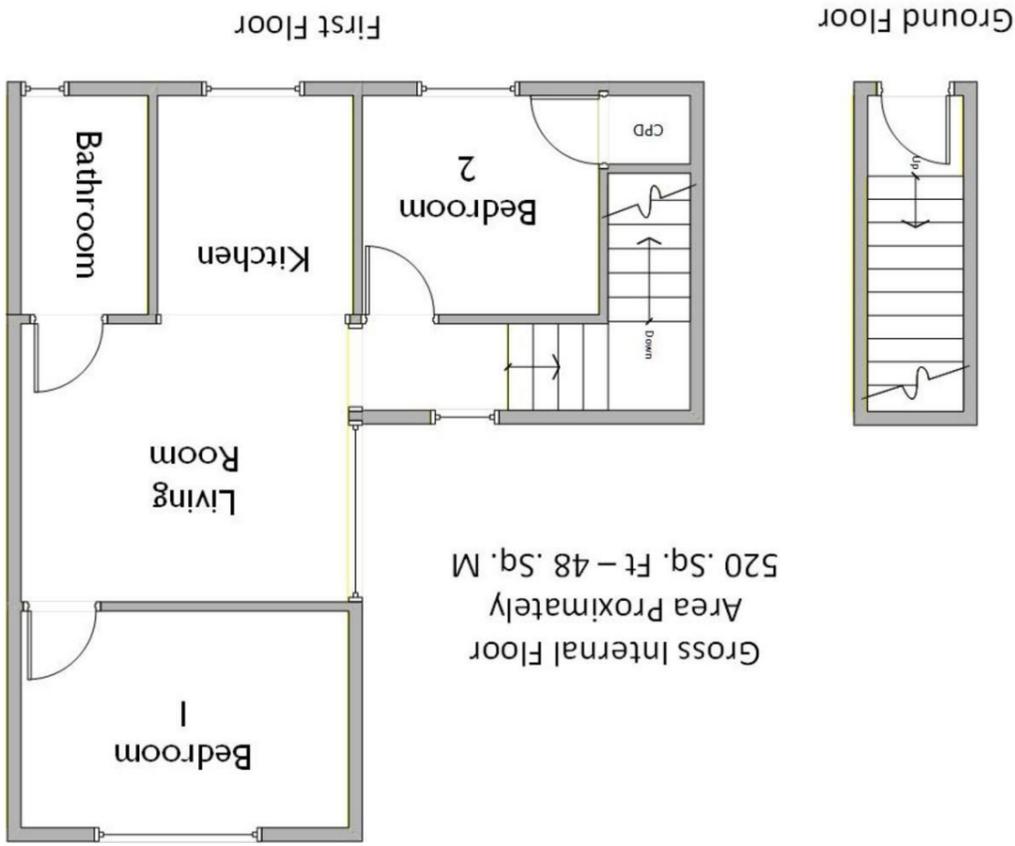
MEASUREMENTS ARE APPROXIMATE TO THE NEAREST INCH AND ARE GIVEN FOR INFORMATION AND GUIDANCE PURPOSES ONLY.

If you require a mortgage to purchase this or any other property we are able to arrange a no-obligation discussion with a Financial Advisor who is regulated by the Financial Conduct Authority.

FINANCIAL SERVICES

We provide a free market appraisal service. If you are considering selling your home please contact our office to arrange an appointment for one of our experienced valuers to call without obligation. A thorough professional approach and competitive fees are assured.

FREE MARKET APPRAISAL



Gross Internal Floor Area Proximately 520 .Sq. Ft – 48 .Sq. M



Stevenette



15D Thorn Hill
North Weald

15D Thorn Hill

North Weald, CM16 6DN

NO ONWARD CHAIN – Perfect for first-time buyers or investors! This well-presented and generously sized two-bedroom first-floor maisonette offers comfortable living throughout. The property features its own private entrance, opening into a spacious lounge ideal for both relaxing and entertaining. It also has a fitted kitchen complete with appliances, two good-sized double bedrooms, and a nicely finished bathroom. Outside, you can enjoy the communal garden area, along with the added benefit of allocated parking.

- NO ONWARD CHAIN
- Allocated Parking
- First Floor Maisonette
- Communal Garden
- 2 Double Bedrooms
- Double Glazing

£245,000



GROUND FLOOR

ENTRANCE LOBBY

FIRST FLOOR

LIVING ROOM

12' 0" x 9' 11" (3.66m x 3.02m)

KITCHEN

8' 8" x 6' 11" (2.64m x 2.11m)

BEDROOM 1

12' 0" x 7' 10" (3.66m x 2.39m)

BEDROOM 2

8' 11" x 8' 4" (2.72m x 2.54m)

BATHROOM

8' 3" x 4' 8" (2.51m x 1.42m)



BROADBAND

It is understood that Fibre Optic Broadband is available in this area.

TENURE

We understand the property to be leasehold, with the lease having in the region of 170 years remaining. The service charge is approx. £100.00 per month. Vacant possession is to be granted upon completion (subject to confirmation by the seller's solicitor).

EXTERIOR

At the rear of the building is a fenced and lawned communal garden and a path leads through this from the parking area (within which 15D has an allocated space) to the front door of the maisonette.

COUNCIL TAX

Council Tax is payable to Epping Forest District Council. The property is shown in Council Tax band 'C'.

SCHOOL PRIORITY (CATCHMENT) AREA

The property stands in the Priority Admissions Area for Epping Upland CofE School, Epping St John's Senior School, St Andrew's Church of England (Voluntary Aided) Primary School, North Weald, St John Fisher Catholic Primary School.

SERVICES

All mains services are understood to be connected. No services or installations have been tested.

