

DURDEN & HUNT

INTERNATIONAL



Mill Lane, Ongar CM5

Asking Price £435,000

- Semi-Detached Home
- Additional Family Room
- Family Bathroom
- Spacious Living Room
- Downstairs WC And Utility Space
- Good Sized Garden With Outbuilding
- Modern Kitchen
- Three Bedrooms
- Off Road Parking

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Durden and Hunt welcome to the market this immaculate three bedroom semi-detached home in Ongar.

Internally this property benefits from a entrance porch when you walk in, spacious living room, modern kitchen, additional family room with doors leading onto the garden and a downstairs WC and utility space.

The first floor consists of three bedrooms one with built in wardrobes, which are complemented by a family bathroom.

Externally this property offers a good sized garden and off road parking with electric vehicle charge point.

Ideally located close to local shops, schools and amenities as well as good transport links, A414, M25 and Epping tube station in the neighbouring town.

Owner Advised Features:

Hot and cold taps outside

Air conditioned and heated family room.

Instant Boiling kitchen tap

Separate full height integrated fridge and freezer

Tenure: Free Hold

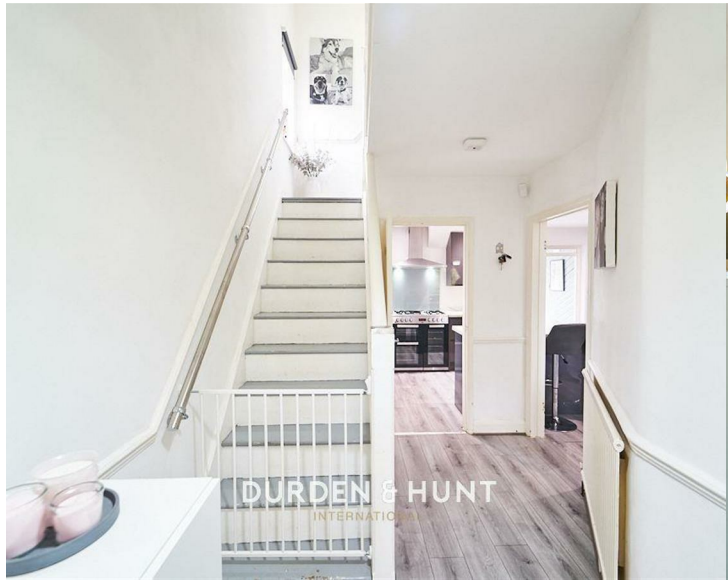
Council Tax Band: E

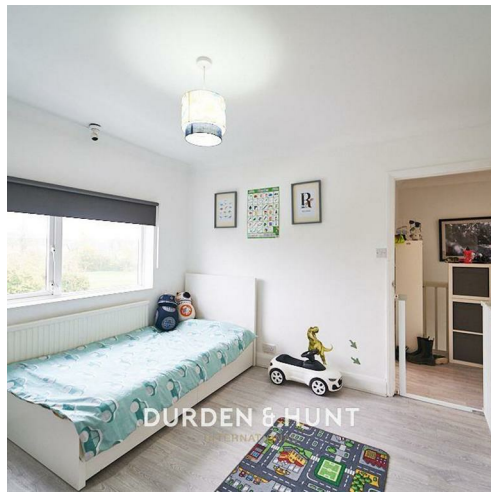
Semi-Detached Home - Spacious Living Room - Modern Kitchen - Additional Family Room - Downstairs WC And Utility Space - Three Bedrooms - Family Bathroom - Good Sized Garden With Outbuilding - Off Road Parking

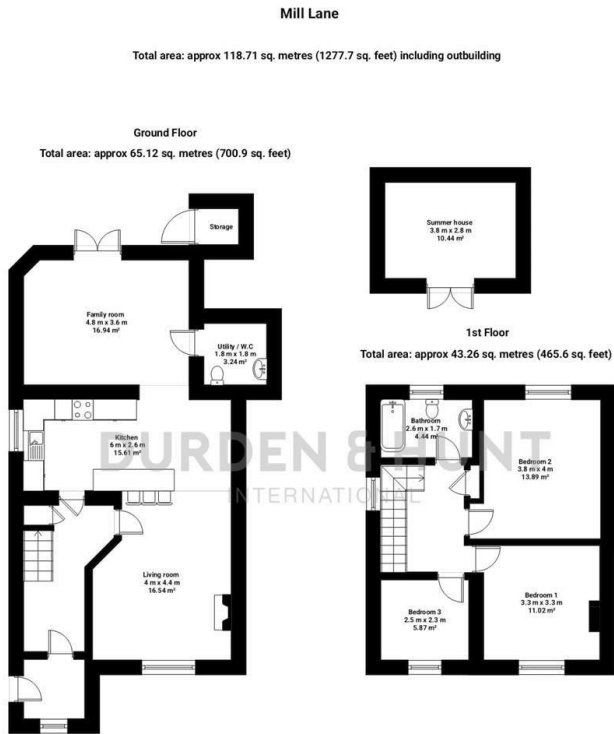
Consumer Protection from Unfair Trading Regulations

2008.Misrepresentations Act 1967. Property Misdescriptions Act 1991.

These details are prepared as a general guide only and should not be relied upon as a basis to enter a legal contract or to commit expenditure. The sales particulars may change in the course of time and any interested party is advised to make a final inspection of the property prior to exchange of contracts or signing of a tenancy agreement. Durden & Hunt have not tested any apparatus, equipment, fixtures and fittings or services. Items shown in photographs are not necessarily included. On occasion photographs may be owner supplied. On most occasions features and facilities of a property are owner advised and potential buyers/tenants are advised to confirm these. Please note that service charge, ground rent and lease lengths are subject to change, and the information we have supplied was true at time of instruction. References to the tenure, lease length, ground rent and service charges for any property are based on information supplied by the seller, buyers are advised to obtain verification of these stated figures from their solicitor before purchasing. Any mention of planning potential or planning permission is based on the current owners opinion, a potential buyer should assume that this is a speculative opinion only and is not based on planning permission being granted or professional advice, unless otherwise stated. Any reference to distance to stations, amenities or schools are taken from portal estimated distances, buyers are advised to do their own research on distances. Buyers/Tenants must check the availability of any property and make an appointment to view before embarking on any journey to see a property. Durden & Hunt are a proud member of The Property Ombudsmen.

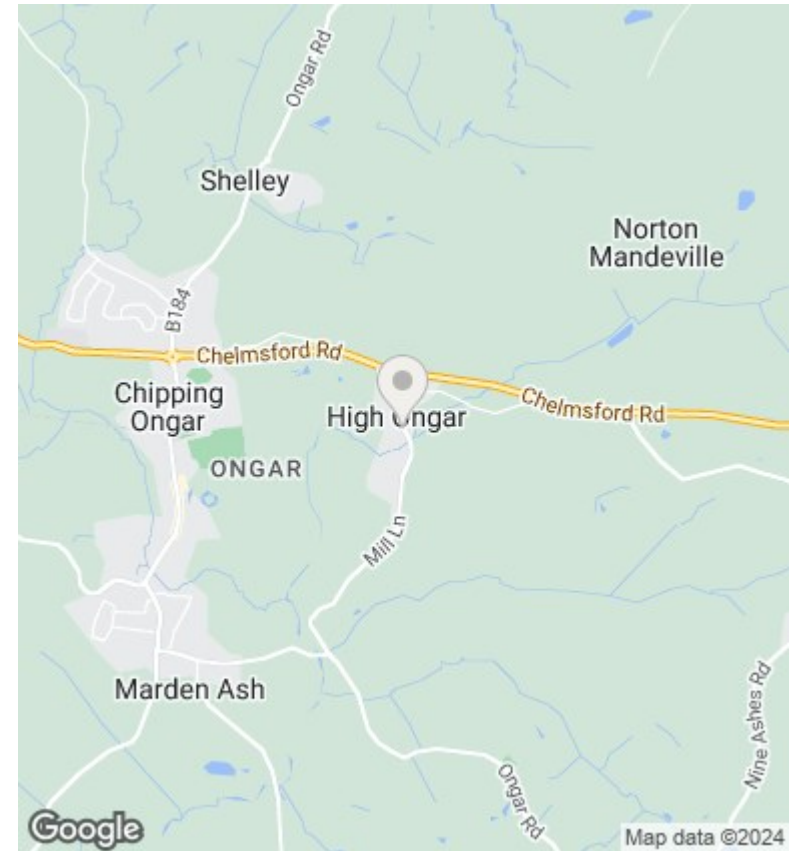






THIS PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of floors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement.



Viewings

Viewings by arrangement only.
Call 01277402068 to make an appointment.

Council Tax Band

E

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		87
(81-91) B		
(69-80) C	67	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	