



Valance Avenue, North Chingford, E4 6DR

£900,000  Coultons

PROPERTY SUMMARY

Situated on a quiet and sought after residential road in North Chingford is this four bedroom chalet style bungalow which has been tastefully decorated and finished to a high standard. Added benefits include an open plan lounge with a contemporary fitted kitchen and integrated appliances, a conservatory with air conditioning, a modern fitted family bathroom and an en-suite shower room, and garage/utility room and off street parking to the front.

Further benefits include a state-of-the-art 6.88kW solar panel system paired with a Tesla Powerwall 2 battery, making the house highly self-sufficient. Further information available upon request.

There is a beautiful landscaped rear garden which is 75ft x 60ft, with two paved patio areas along with a summer house and hot tub. Perfect for entertaining.

Valance Avenue is a short walk away from Station Road which has a vast array of independent retails shops, bars, restaurants, coffees shops, and supermarkets such as Amazon Fresh, Co-op, and Tesco Express. Public transport includes Chingford Overground Station with direct access into Liverpool Street. You can also inter-change on the the underground station at Walthamstow Central (Victoria Line - Zone 3)

A happy middle ground between city and country life, you'll find vast green scenic spaces of Epping Forest to explore for when you fancy a tranquil walk.

In our opinion this property would make an excellent family home and is offered on a chain free basis. Viewing is a must.

4



2



1



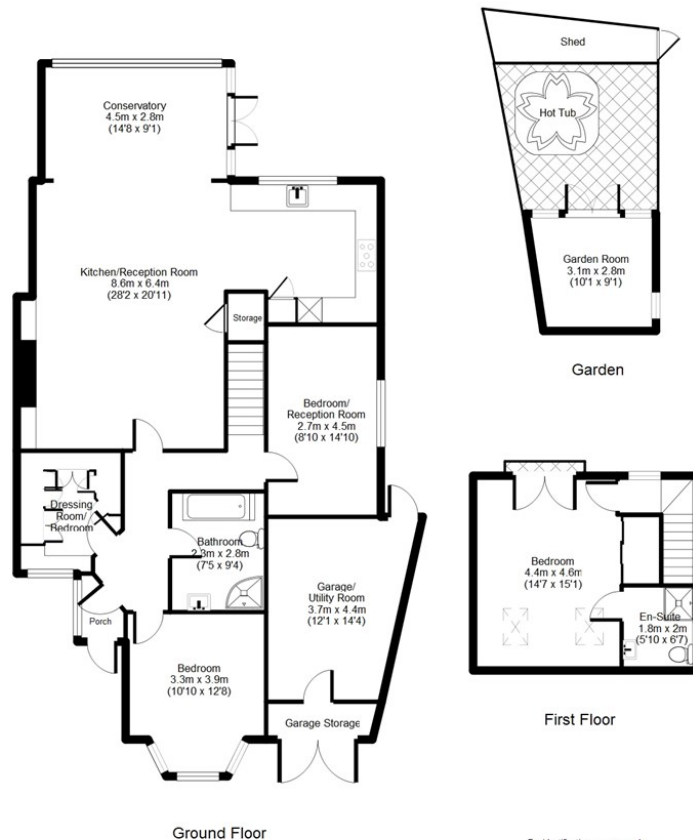






Valance Avenue, Chingford, E4

APPROX GROSS INTERNAL FLOOR AREA: 1643 sq. ft / 153 sq. m incl Garden Room



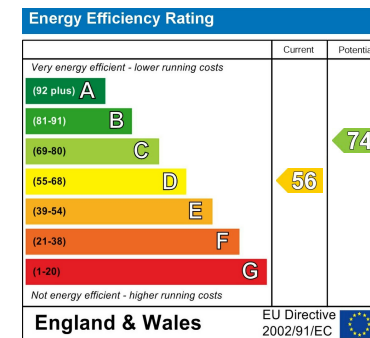
For identification purposes only
Measurements are approx and not to scale

LOCAL AUTHORITY
Waltham Forest

TENURE
Freehold

COUNCIL TAX BAND
D

VIEWINGS
By prior appointment only



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



OFFICE ADDRESS

26 Station Road
North Chingford
London
E4 7BE

020 8090 0860
sales@coultons.co.uk
www.coultons.co.uk

OFFICE ADDRESS

425a Lordship Lane
Wood Green
London
N22 5DH

020 3869 8989
sales@coultons.co.uk
www.coultons.co.uk