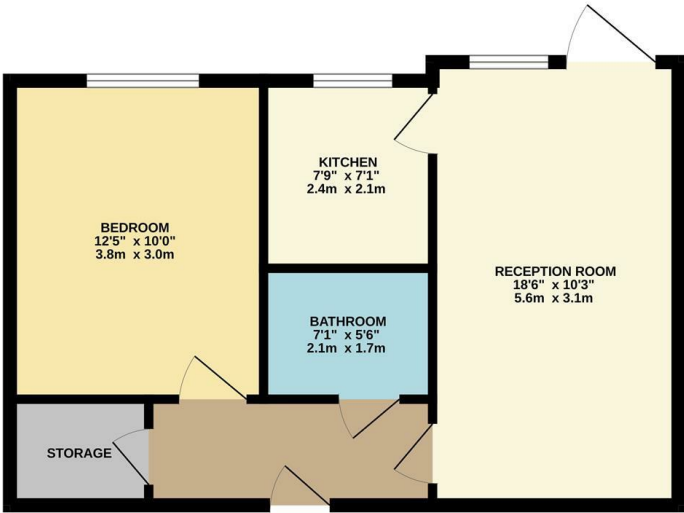




GROUND FLOOR
504 sq.ft. (46.8 sq.m.) approx.



TOTAL FLOOR AREA: 504 sq ft. (46.8 sq.m.) approx.
While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, stairs and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metaphor (2023)

Council: Waltham forest | Council Tax Band: C | Floor Area: 504.00 sq ft

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(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	



The Agent has not tested any apparatus ,equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor.
References to the tenure of a property are based on information supplied by the seller. The agent has not had the sight of the title documents. A buyer is advised to obtain verification from their solicitors.

CHURCHILL
estates



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Hall Lane, Chingford, E4 8HW
Asking Price £280,000 Leasehold

Bedrooms: 1 | Reception Rooms: 1 | Bathrooms: 1



Request a Viewing: **020 8524 0000** Email: **southchingford@wearechurchills.co.uk**



Nestled in the tranquil area of Hall Lane, Chingford, this delightful ground floor retirement property offers a perfect blend of comfort and convenience. Spanning an impressive 504 square feet, this one-bedroom residence is in excellent condition, making it an ideal choice for those seeking a peaceful retreat.

The property features a well-appointed reception room that provides a welcoming space for relaxation and socialising. The bedroom is generously sized, ensuring a restful environment, while the bathroom is designed with practicality in mind. Residents will appreciate the direct access to beautifully maintained communal gardens, perfect for enjoying the outdoors in a serene setting.

This sought-after development boasts a gated parking area and a video entryphone system, enhancing security and peace of mind. Additionally, the property includes access to a communal lounge and a laundry room, fostering a sense of community among residents.

With its prime location close to Mount, this retirement property is not only a comfortable home but also a gateway to a vibrant community. Whether you are looking to downsize or seeking a supportive environment, this charming property is sure to meet your needs. Don't miss the opportunity to make this lovely space your new home.

