



| 4 Bedroom Semi Detached | Loft Converted | Off Street Parking |
24ft Through Lounge | 17ft Kitchen | 40ft Tiered Garden | Side
Access | En-suite Master Bedroom | First Floor Bathroom | Chain
Free |



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. 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.
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Brindwood Road, Chingford, E4 8BH

Offers Over £570,000 Freehold

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	60	62
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

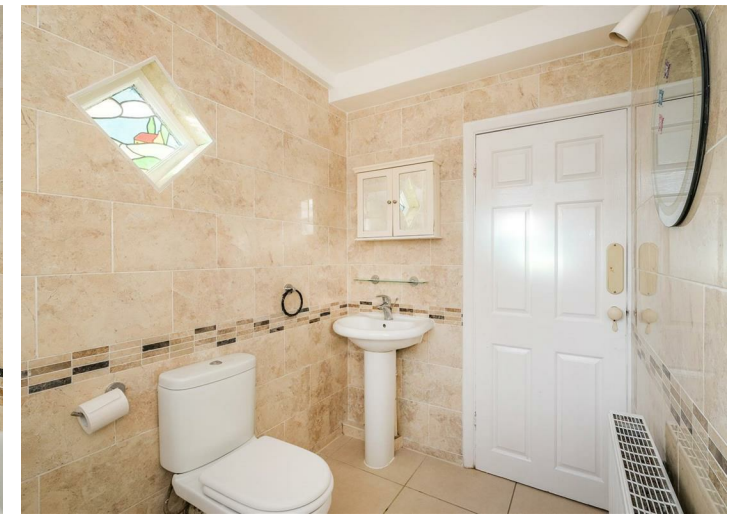


The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of a property are based on information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



To view call **020 8524 0000**
Email southchingford@churchill-estates.co.uk

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Offers in Excess of £585,000.
A spacious loft converted 4 bedroom semi detached property ideally located on the popular Brindwood Road with Chingford Mount's variety of amenities and North Chingford Mainline station a short bus journey away. The property itself benefits from a spacious 24ft through lounge, 14ft master En-suite bedroom, 2 additional double rooms, box room, first floor bathroom, 17ft kitchen, off street parking and as 40ft tiered rear garden with side access. The property itself is being offered on a chain free basis and is likely to be very popular so early viewings are advised.

