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CHURCHILL
estates

Greenway Avenue, London

Guide Price £700,000

Tenure : Freehold

Floor Area : 1399.00 sq ft

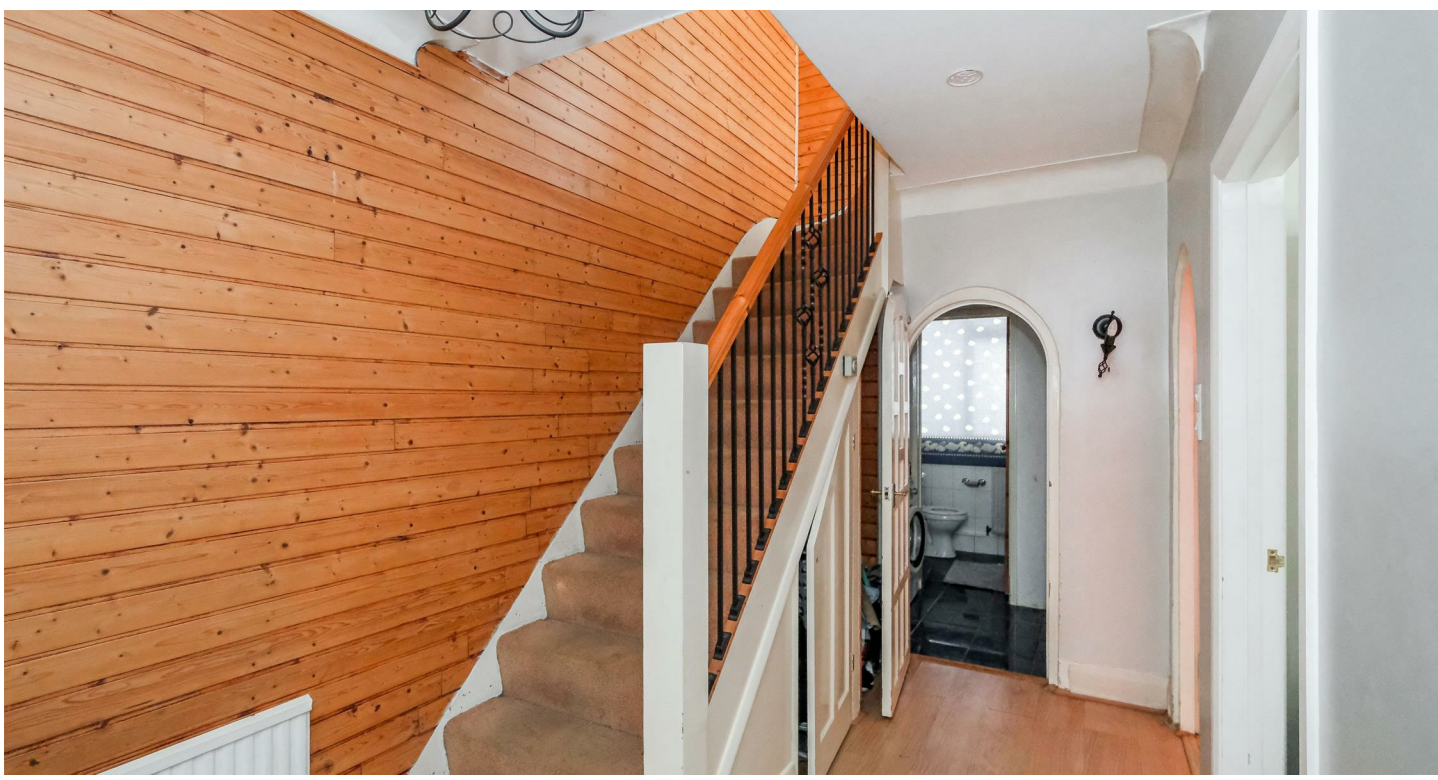
Local Authority : Waltham Forest

Council Tax Band : D

Bedrooms : 3

Receptions : 2

Bathrooms : 1



Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		85
(81-91) B		
(69-80) C		
(55-68) D	55	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

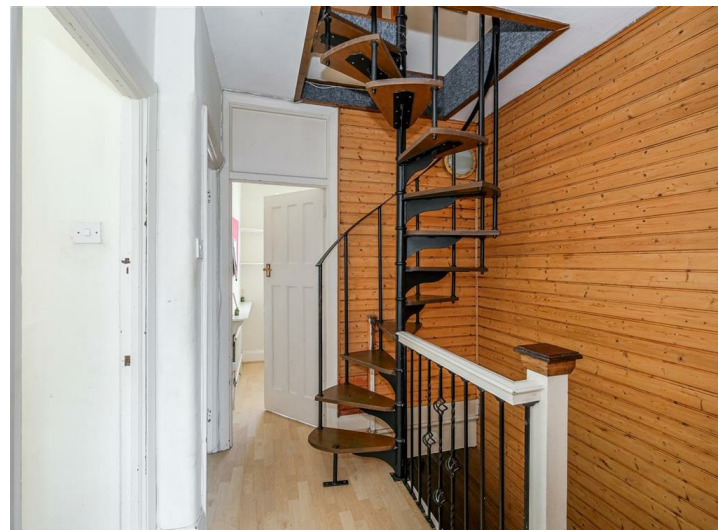


Guide price £700,000 - £750,000. Situated in a vibrant neighbourhood, this property is just a stone's throw away from Wood Street Station, making your daily commute a breeze. For nature enthusiasts, the nearby Epping Forest provides a tranquil escape from the hustle and bustle of city life.

The property, whilst already having been the subject of a ground floor extension and addition of a loft room, still offers an excellent opportunity to remodel and extend further to create your perfect home.

Families will appreciate the proximity to excellent schools, ensuring that your children receive a top-notch education without the hassle of a long commute. With its detached garage, you'll never have to worry about finding a spot after a long day at work.

Don't miss out on this fantastic opportunity to make Greenway Avenue your new home.





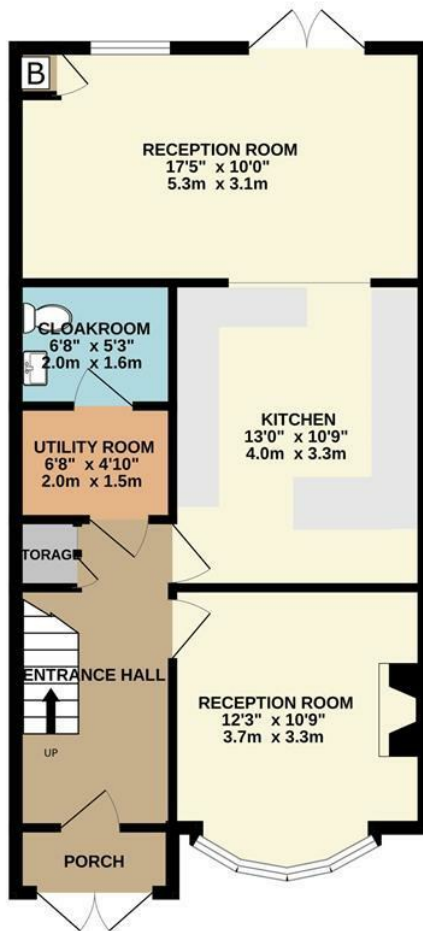


- Chain Free
- Three Bedrooms
- First Floor Bathroom
- Cloakroom/wc
- Excellent Potential
- Extended Accommodation
- Loft Room
- Utility Room
- Detached Garage
- Close Station & Forest

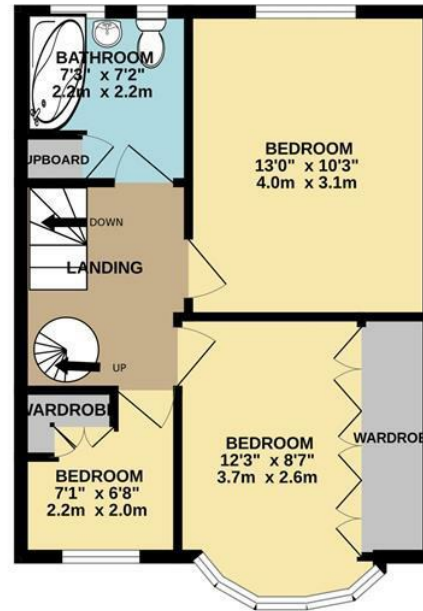




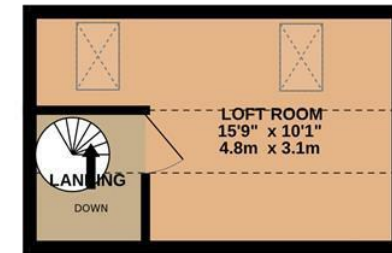
GROUND FLOOR



1ST FLOOR



2ND FLOOR



TOTAL FLOOR AREA : 1399sq.ft. (130.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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To view call **0208 503 6060**

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