

Directions

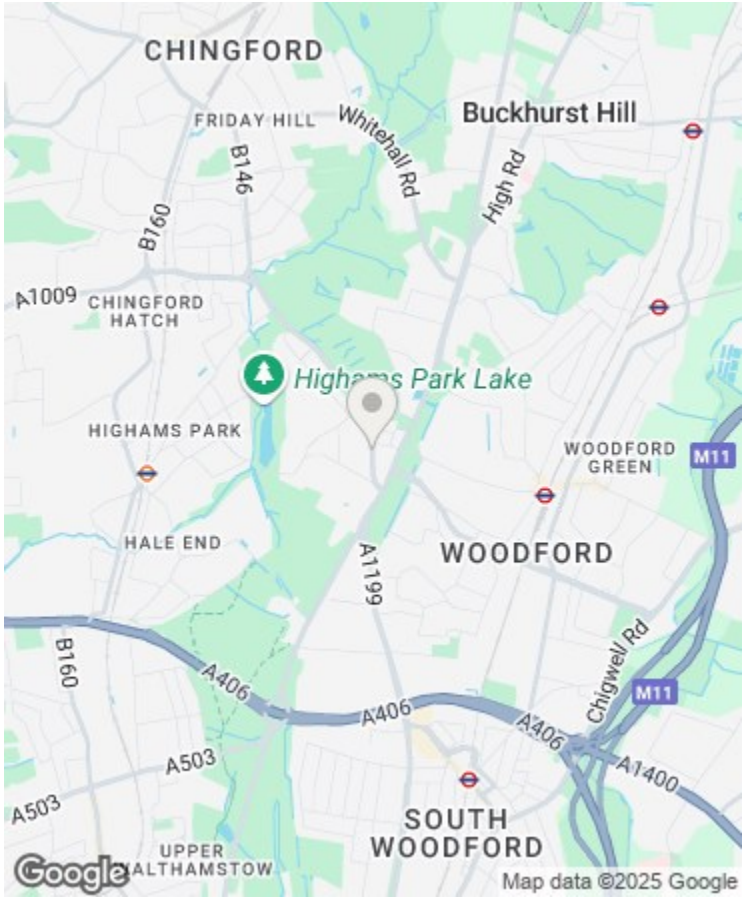
Viewings

Viewings by arrangement only. Call 02085042440 to make an appointment.

EPC Rating

C

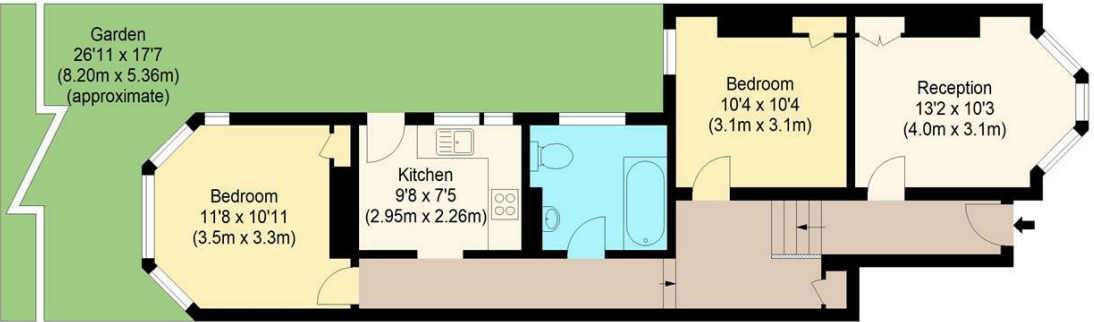
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	69	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



55 Chingford Lane, Woodford Green, IG8 9QT

£1,650 PCM

- 2 bedroom apartment
- Modern kitchen
- Ex Warner property
- Spacious accomadtion
- Close to forest & golf course
- Private rear garden
- Modern bathroom
- Close to popular schools
- Own front door
- Short walk to station



Ground Floor

william rose
Chingford Lane, IG8

Approximate Gross Internal Floor Area : 63.17 sq m / 680 sq ft



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

lpaplus.com

Date: 4/16/2025

55 Chingford Lane, Woodford Green IG8 9QT

In the Heart of Woodford Green is this 2 bedroom Ex Warner maisonette with SOLE USE GARDEN. This property has just been recently renovated including a new kitchen and bathroom. Chingford Lane is a short walk to all amenities and Woodford Central Line Station.

 2

 1

 1

 C

Council Tax Band: C



Located in one of Woodford’s most sought-after roads, this well presented two-bedroom ground floor Ex-Warner maisonette combines classic charm with modern updates. Boasting its own private entrance and a spacious rear garden for sole use, this property offers a perfect blend of character and comfort.

This well-proportioned period home features a welcoming hallway, a bright and airy reception room, two generous double bedrooms, and a contemporary bathroom. A modern fitted kitchen that opens directly onto the garden—ideal for entertaining or enjoying quiet moments outdoors. The property also benefits from practical storage space and original Warner-style brick frontage, adding to its distinctive appeal.

Conveniently located within easy reach of both Highams Park Overground Station and Woodford Central Line Station, this home is perfect for commuters. Families will appreciate the proximity to several highly regarded local schools, while nature lovers will enjoy nearby Highams Park Lake, Epping Forest, and scenic walking trails. Local shops, cafes, and Woodford High Road are just a short stroll away.

A fantastic opportunity for renters to settle into the lovely apartment —this is a property not to be missed.

Council Tax- Redbridge band C
EPC- C
Leasehold

All the information provided about this property does not constitute or form part of an offer or contract, nor maybe it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose