

## ELMFIELD ROAD, CHINGFORD

### Offers In Excess Of £850,000 Freehold

### 4 Bed House



#### Features:

- Four Bedroom House
- Mid Terrace 1930's
- Approx. 1507 Square Foot
- Easy Access to Chingford Station
- Downstairs WC
- Private Driveway
- Circa 90 Foot Rear Garden
- Short Walk to Epping Forest
- Large Double Garage and Rear Access
- Privately Owned Solar Panels on the Roof

Perfectly positioned on an idyllic residential street in the heart of Chingford is this charming four-bedroom 1930's family home. Spacious throughout, this home boasts over 1500 square foot of stylish living space as well as a lengthy rear garden and private garage space, making this a prime find in one of East London's most verdant neighbourhoods.

Conveniently located, this home offers seamless commutes, with easy access to Chingford Station just a short stroll or one stop away by bus, you'll have direct connections across the Capital via the Overground.

REQUEST A VIEWING  
0203 369 6444

**E11, E7, E12 & E15**  
hello11@stowbrothers.com  
0203 397 2222

**E4 & N17**  
hello4@stowbrothers.com  
0203 369 6444

**E17 & E10**  
hello17@stowbrothers.com  
0203 397 9797

**E18 & IG8**  
hello18@stowbrothers.com  
0203 369 1818

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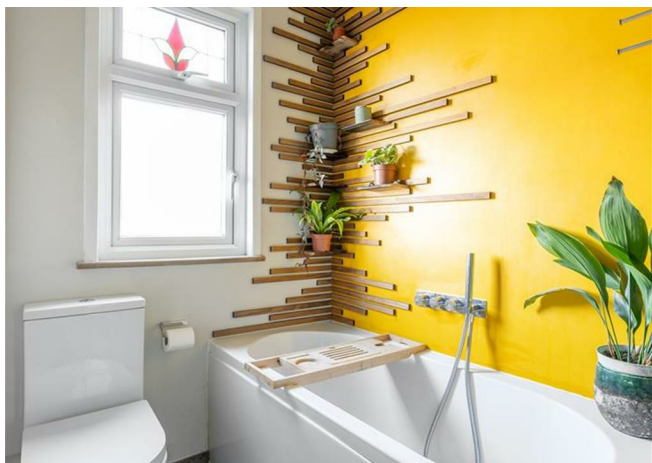
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#### IF YOU LIVED HERE...

A beautifully styled and immaculately presented 1930s mid-terrace home appointed in the heart of leafy Chingford and offering over fifteen hundred square feet of space and an inspiring mix of period character and contemporary touches. With four generous bedrooms, a thoughtfully designed loft suite, complimented by striking views across your new neighbourhood via the Juliet balcony. This ambience is enhanced by a vibrant palette throughout, every room tells a story—from the artful reception to the open-plan kitchen complete with statement yellow tiling and sleek finishes. Original wood flooring and bespoke details elevate the home's already characterful personality.

Set back on a quiet residential street, this property offers a rare sense of retreat while still being well connected. A private driveway and large double garage with rear access offer practicality, while a downstairs WC and ample storage ensure day-to-day ease. The rear garden, stretching close to ninety feet, is a gardener's delight with mature planting and plenty of room to entertain or unwind—framed by greenery and seasonal blooms.

Just a short stroll from Chingford Station and the open wonders of Epping Forest, you're never far from fresh air or city access. Enjoy nearby local cafés, boutiques and the timeless charm of Station Road, all adding to the lifestyle this unique home invites. A truly exceptional find in one of East London's most community-focused neighbourhoods.

#### WHAT ELSE?

- In search of more green space? Fortunately, you'll be neighbouring Epping Forest, pop over to Ranger's Road for seamless access to the forest as well as unwind at the renowned Butler's Retreat, the beautifully restored Essex Barn which offers an idyllic retreat in the heart of Epping Forest whilst picturesque views over Chingford Plain. Also, home to resident restaurant The Larder, here you'll be able to indulge in an array of locally sourced food & drinks options.

- For leisure and recreation, Chingford Golf Course offers a picturesque setting for golfers of all levels, while Ridgeway Park features children's play areas and fitness equipment, catering to families and fitness enthusiasts. Families will be pleased to know you're positioned within proximity to some of the borough's best primary and secondary schools.



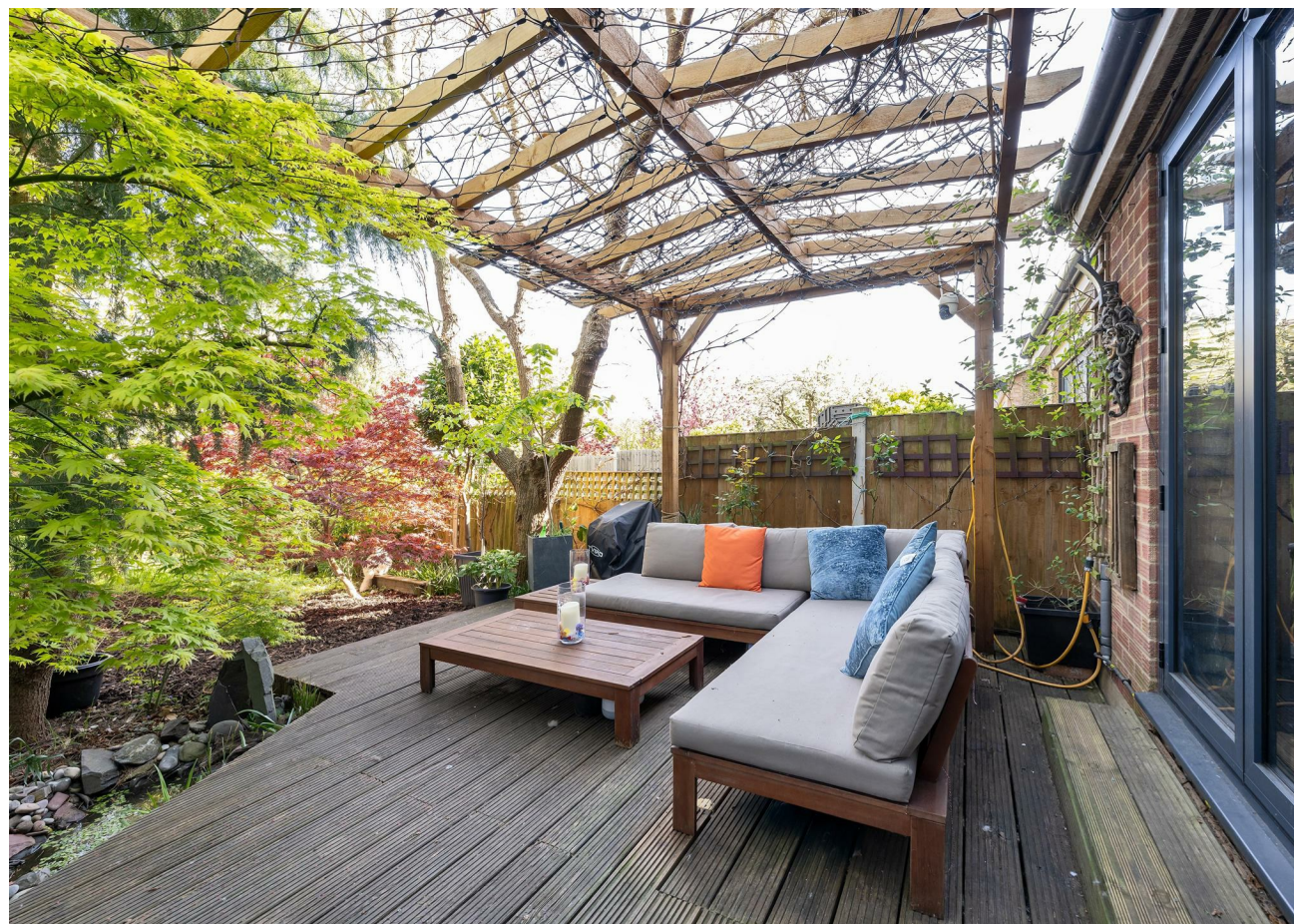
#### A WORD FROM THE OWNER...

"We would like to welcome you to our botanical-themed, extensively remodelled home where we have raised our family whilst carefully retaining and respecting all of its original 1930s charm and elegance. Our home is situated in a quiet residential street with historical links to nature; the house was built on a pear orchard in the early 20th Century. Being close to nature, with Epping Forest on our doorstep, the home still respects the natural environment and attracts wildlife into the garden with resident hedgehogs, numerous wild birds and trees that are almost 100 years old, continuing to provide refuge to all manner of flora and fauna that's becoming a rarity in cities. This home has been a magical, secure, and happy place that we will be very sad to leave; however, we believe that it will continue to offer the same charm to its new owners."

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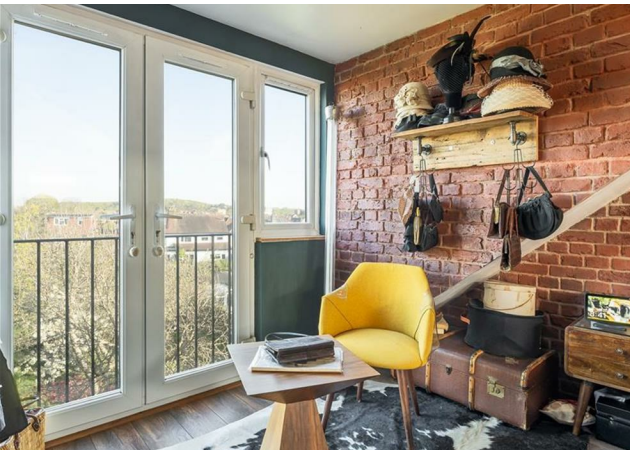




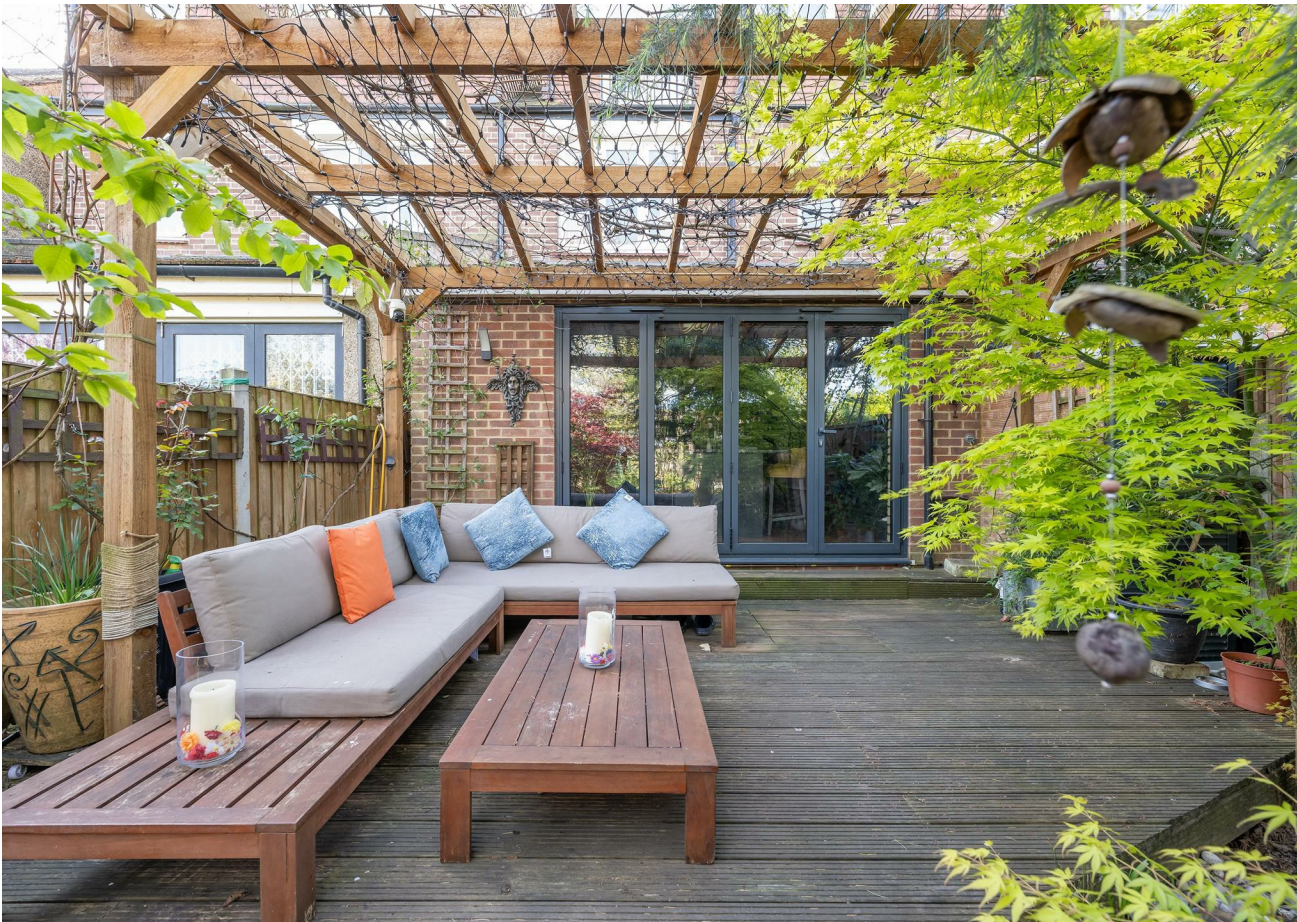
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- Porch**
- Kitchen/Diner**  
18'8" x 23'5"
- Reception**  
12'8" x 14'11"
- WC**
- Storage**
- Bedroom**  
11'5" x 14'11"
- Bedroom**  
11'5" x 13'0"
- Bedroom**  
6'11" x 7'6"
- Bathroom**  
6'11" x 7'10"
- Bedroom**  
17'1" x 17'4"
- Ensuite**  
5'6" x 7'10"
- Eaves Storage**
- Garage**  
14'4" x 21'2"
- Garden**  
approx. 88'6" x 20'4"



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