



Rushcroft Road, Highams Park, E4

BUTLER  STAG



An immaculately presented family home with further potential to extend (STPP) in Highams Park, it comprises over 1,700 sq ft of internal living accommodation.



Freehold

- South-Facing Garden
- Separate Utility in Converted Garage
- Potential For Loft Conversion (STPP)
- Family Owned for over 45 years
- Amtico Flooring on Ground Floor
- Large Master Bedroom
- Fully Renovated Throughout

This beautifully presented four-bedroom family home on the sought-after Rushcroft Road, E4, offers an exceptional blend of space, style, and convenience. Immaculately maintained throughout, this property is perfect for growing families, with further potential to extend into the loft (STPP).

Step inside to discover a spacious through lounge, flooded with natural light, ideal for both relaxing and entertaining. The modern two bathrooms provide convenience for a busy household, while the well-equipped kitchen and utility room add practicality to everyday living.

Externally, the home boasts off-street parking and a garage for additional storage or potential conversion.

This is a rare opportunity to secure a stunning home in a desirable location. Contact us today to arrange a viewing!

Living in Highams Park and Chingford perfectly balances suburban tranquillity and city convenience. Nestled on the edge of Epping Forest, these areas provide a wealth of green spaces, making them ideal for outdoor lovers, joggers, and families seeking a scenic escape. Highams Park is known for its charming village feel, independent cafes, and beautiful Highams Park Lake, while Chingford boasts excellent amenities, reputable schools, and fantastic transport links into London Liverpool Street via the Overground. With a mix of period homes, modern developments, and a strong sense of community, both areas are highly sought after by families and professionals alike. Whether you're enjoying a weekend walk in Epping Forest, exploring Station Road's boutique shops, or dining in one of the many local restaurants, Highams Park and Chingford offer a lifestyle that combines relaxation with easy city access.





Rushcroft Road

Approx. Gross Internal Area 160.9 sq. metres (1731.4 sq. feet)

BUTLER & STAG



Measurements are approximate and for illustration purposes only. While we do not doubt the accuracy and completeness, we advise you conduct a careful independent assessment of the property to determine monetary value
© @modephoto.uk www.modephoto.co.uk

IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

BUTLER & STAG

☎ 020 8504 9000

🏠 184 Queen's Road, Buckhurst Hill, IG9 5BD

✉ buckhursthill@butlerandstag.com

www.butlerandstag.uk