

**Offers In  
Excess Of  
£700,000  
Freehold**

6x  2x  1x 

**Normanton Park,  
Chingford, Chingford,  
E4**

**OVER 60?**

Secure this property  
for up to **59% less!**

 **DOUGLAS  
ALLEN**  
Helping you move forwards



## Main features

- Very good condition throughout
- Fully refurbished
- Close to all local amenities
- Has been extended to the side and into the loft
- Located on the edge of the River Ching near Woodford Golf Course

## Accommodation

### GROUND FLOOR

Lounge/Kitchen/Diner: 25'3 x 23'2 (7.70m x 7.07m)

Family Room: 11'10 x 9'5 (3.61m x 2.87m)

Study

Utility Room

### FIRST FLOOR

Bedroom 2: 12'5 x 10'6 (3.79m x 3.20m)

Bedroom 3: 13'0 x 8'2 (3.97m x 2.49m)

Bedroom 4: 11'5 x 7'2 (3.48m x 2.19m)

Bedroom 5: 11'9 x 7'3 (3.58m x 2.21m)

Bedroom 6/Study: 7'4 x 6'6 (2.24m x 1.98m)

Bathroom

### SECOND FLOOR

Bedroom 1: 17'7 x 11'6 (5.36m x 3.51m)

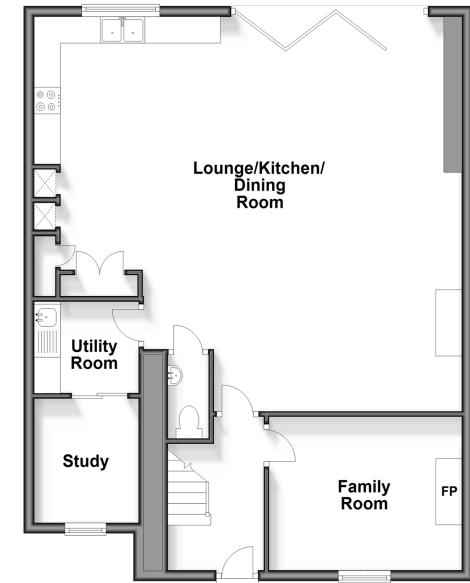
En Suite

### OUTSIDE

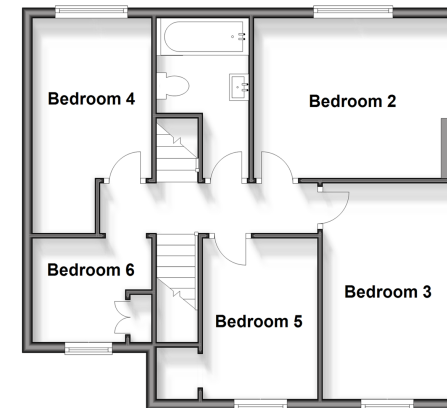
**Call Chingford - 020 8524 6331 ■ [douglasallen.co.uk](http://douglasallen.co.uk)**

- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

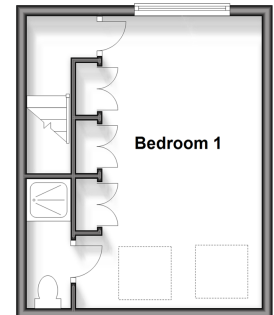
**Ground Floor**  
Approx. 83.5 sq. metres (898.3 sq. feet)



**First Floor**  
Approx. 55.3 sq. metres (595.2 sq. feet)



**Second Floor**  
Approx. 24.7 sq. metres (266.4 sq. feet)



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