



**Price**  
**£515,000**

**Freehold**

3x 1x 1x

**Middleton Avenue,  
Chingford, Chingford,  
E4**



## Main features

- **End of terrace family home in good decorative order**
- **Hardstanding**
- **Great location in Chingford**
- **Can be extended subject to the usual permissions**
- **All local amenities close by**

## Accommodation

### GROUND FLOOR

#### Hallway

Lounge: 12'7 x 11'3 (3.84m x 3.43m)

Kitchen/Diner: 17'1 x 11'6 (5.21m x 3.51m)

### FIRST FLOOR

#### Landing

Bedroom 1: 13'2 x 11'8 (4.02m x 3.56m)

Bedroom 2: 11'8 x 11'7 (3.56m x 3.53m)

Bedroom 3: 7'6 x 6'2 (2.29m x 1.88m)

#### Bathroom

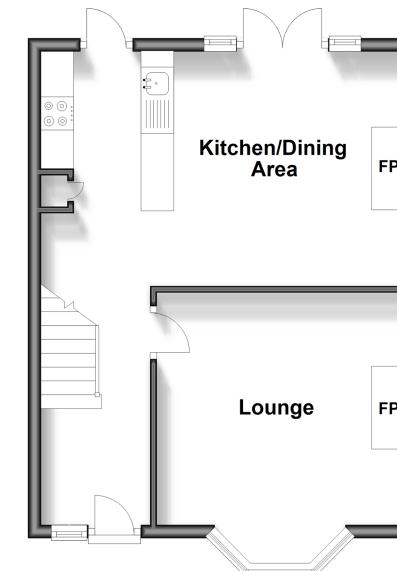
### OUTSIDE

#### Hardstanding

#### Rear Garden

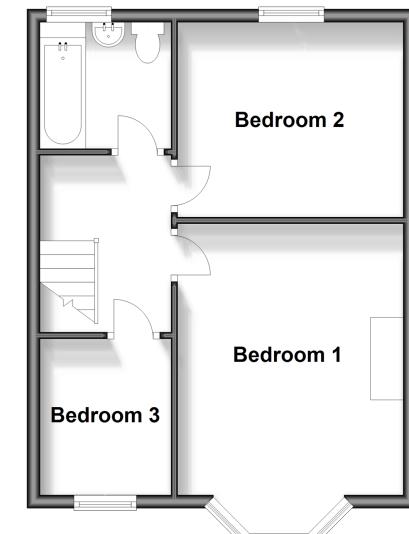
### Ground Floor

Approx. 40.0 sq. metres (430.6 sq. feet)



### First Floor

Approx. 40.0 sq. metres (430.6 sq. feet)



**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



CURRENT:  
E(54)

POTENTIAL:  
B(83)



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