



22 Rookwood Gardens

, London, E4 6DY

Offers Over £790,000

One of two breath taking, newly constructed, 4-bedroom detached family homes. This property is set in a sought after location, close to the amenities and transport links of Chingford with easy access for those that commute but with added benefit of Epping Forest and Chingford's open green spaces.

This home boasts a thoughtfully designed open concept, where the kitchen becomes the heart of the living space. The kitchen features integrated appliances, sleek countertops, and ample storage, making it a chef's delight. The seamless transition from the kitchen to the dining and living areas creates a spacious and inviting atmosphere, perfect for entertaining guests or enjoying family time. With bi-fold doors leading to the outdoor space, we feel this is an extension of the living area, and provides an excellent blend of indoor and outdoor living.

Other benefits on ground floor level include: a bright and airy entrance hallway, downstairs WC, zone controlled underfloor heating.

On the first floor, there are three good sized bedrooms and family bathroom, with the top floor offering a spacious bedroom suite with a stunning en-suite.

Externally, the property benefits from an architecturally designed landscaped garden, as well as off-street parking. Should you have any further queries, please do not hesitate to contact us.

- Detached Family Home
- 4 Generously Sized Bedrooms
- Stylish Kitchen with Integrated Appliances
- Open Plan Living/Dining Area
- Architecturally Designed Rear Garden
- Ground Floor WC
- Off Street Parking

Viewing

Please contact our Chingford Office on 0208 529 8700 if you wish to arrange a viewing appointment for this property or require further information.



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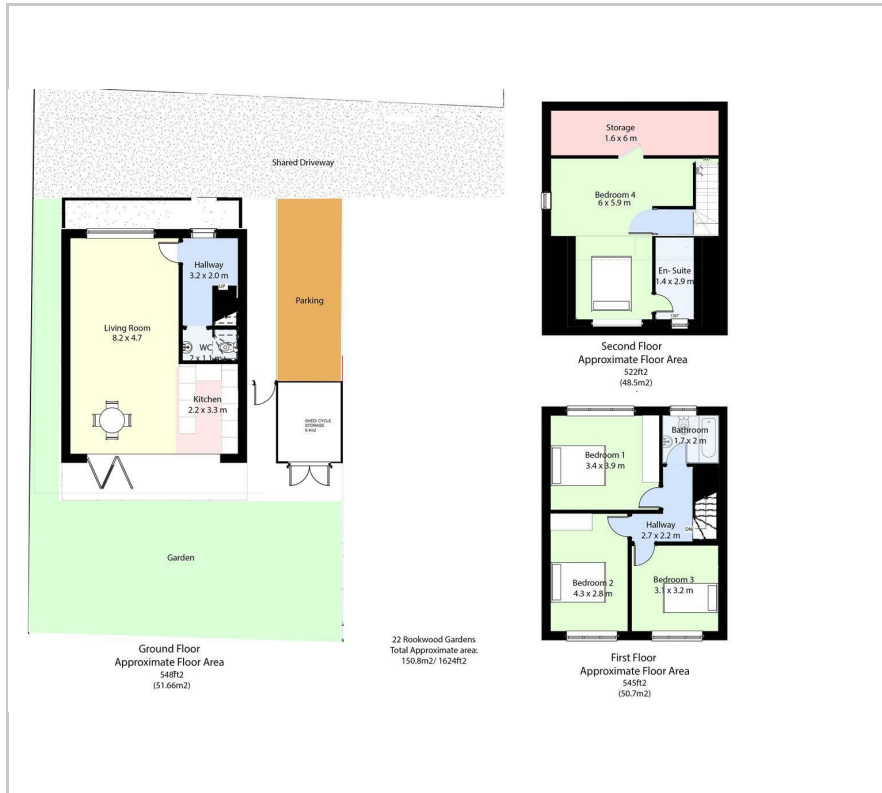


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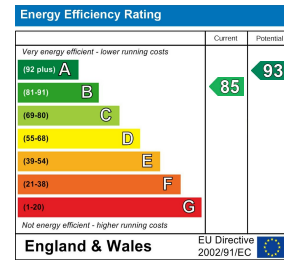
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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