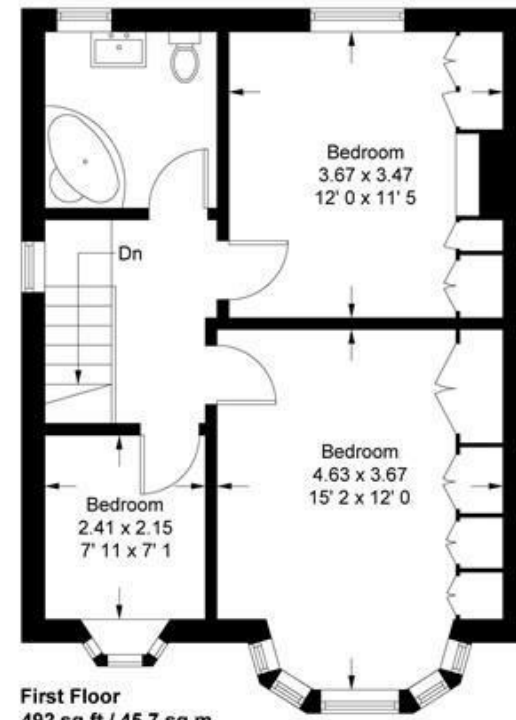
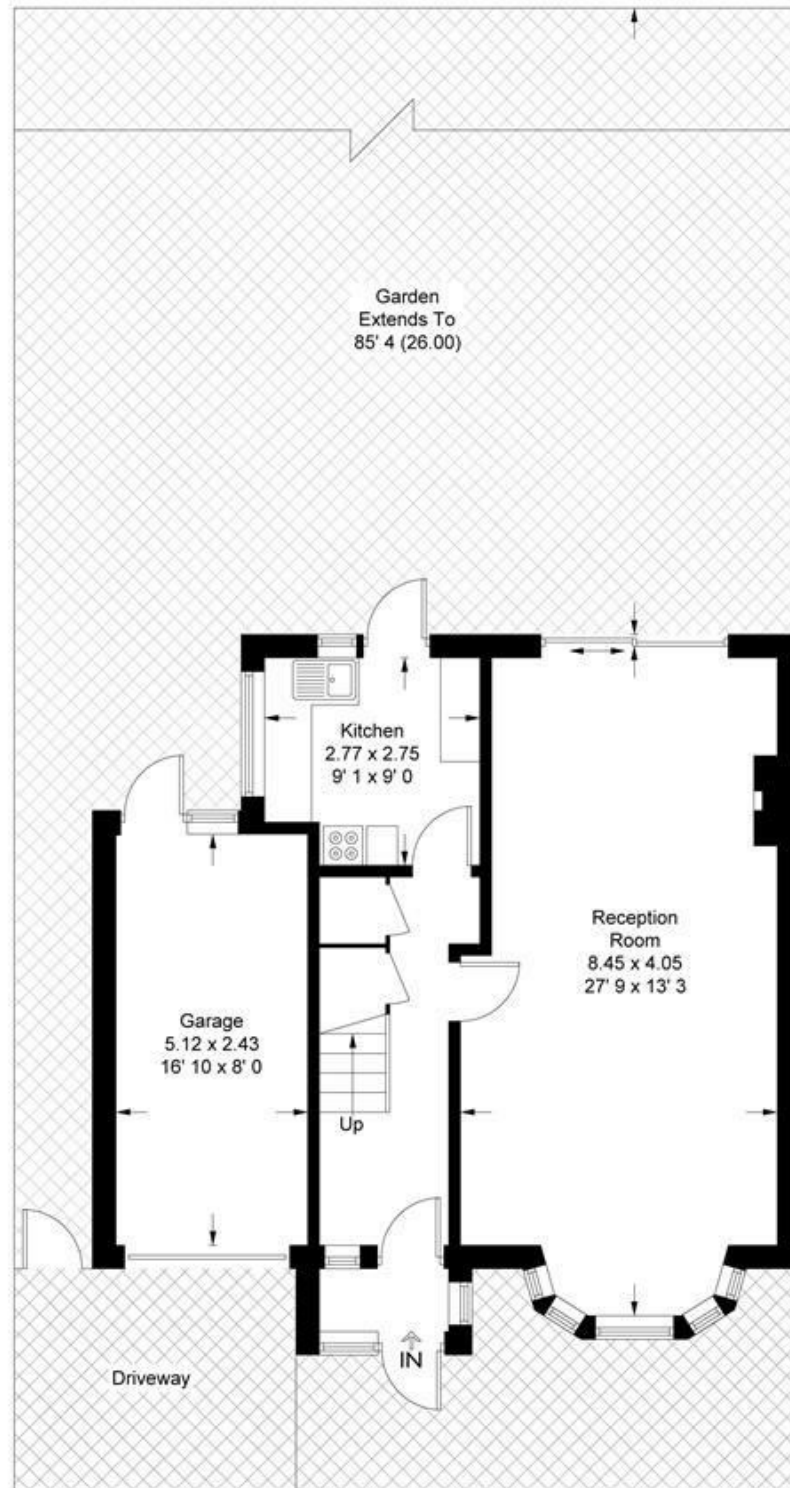


Fairview Gardens

Approximate Gross Internal Area = 1026 sq ft / 95.3 sq m
Garage = 140 sq ft / 13 sq m
Total = 1166 sq ft / 108.3 sq m



Ground Floor
534 sq ft / 49.6 sq m
(Excluding Garage)

This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.



Fairview Gardens, Woodford Green

Asking Price £685,000 Freehold

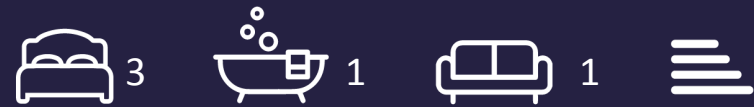
- Three-bedroom end of terrace family home
- Large through lounge/diner
- Large, beautifully maintained rear garden
- 0.8 miles to Woodford Station
- Quiet, cul-de-sac location
- Garage to the side
- Huge potential to extend (STPP)

Fairview Gardens, Woodford Green

Petty Son & Prestwich offer this fantastic opportunity to purchase this spacious, end of terrace family home set in a quiet, family friendly, cul-de-sac location convenient for local schooling.

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7'11" x 7'1"



Council Tax Band: E

With the property being positioned at the end of the road, the staggered housing that surrounds not only gives the house a sense of space as you pull onto the driveway, but the plot also enables the house to come with a garage to the side. Stepping inside, a welcoming entrance hallway serves a large through lounge/diner that features an attractive bay window to the front and a feature fireplace and patio doors to the rear. There is a modern fitted kitchen that is brilliantly bright thanks to the impressive window to the side and glass back door.

On the first floor there are three bedrooms, two of which are spacious doubles with fitted wardrobes, of which the principal benefits from an attractive bay window. A large, fully tiled contemporary bathroom with a stylish corner bath and shower completes the accommodation.

The beautiful rear garden begins with an impressive and immaculate oval shaped decking that leads to a large lawn area and then a rear patio and handy shed. The house is already a great family home, but if you have the dream to create your ideal home, this property has fantastic potential to extend to the side, the rear and into the loft if desired (STPP).

EPC Rating: E46
Council Tax Band: E

RECEPTION ROOM

27'9" x 8'0"

KITCHEN

9'1" x 9'0"

GARAGE

16'10" x 8'0"

BEDROOM

15'2" x 12'0"

BEDROOM

12'0" x 11'5"

BEDROOM

