



Langley Drive, Wanstead

Offers In Excess Of £1,200,000 Freehold

- Chain free
- Warren Estate
- Four bedrooms
- Downstairs W.C
- Off street parking
- Potential to extend (STPC)
- Semi detached home

Petty Son & Prestwich have the pleasure of offering for sale this spacious four-bedroom semi-detached Edwardian family home, that is bursting with potential and situated in the heart of the much-loved Warren Estate.

Perfectly positioned, this home is surrounded by Wanstead Park, as well as having the local sports clubs close by, the picturesque Golf course on your doorstep and good schools within walking distance. You are also just 0.5 miles from the sought after High Street and the Central Line Station, making it ideal for city commuters and families.

Stepping inside, the spacious hallway leads you to two separate reception rooms and a large kitchen/diner. The front reception room has a large bay window allowing natural light to flood into the space. The second reception room has been extended to the rear to create a more open plan feel to this space. The downstairs W.C is ideal for when guests visit. A spacious kitchen overlooks the pretty rear garden.

Upstairs you will discover four bedrooms, three of them double rooms. The family bathroom also sits on this floor. The large loft space provides a fantastic opportunity to extend the property further and create a stunning bedroom suite with an ensuite or two smaller double bedrooms (STPP).

The garden is a fantastic size and is an attractive mix of patio, lawn and mature and trees, that creates the perfect spot for summer BBQ'S and family gatherings. Being offered chain free this home is perfect for those looking to make a home their own.

EPC Rating: TBC
Council Tax Band: F

Reception Room
14'11" x 14'1"

Dining Room
26'11" x 11'0"

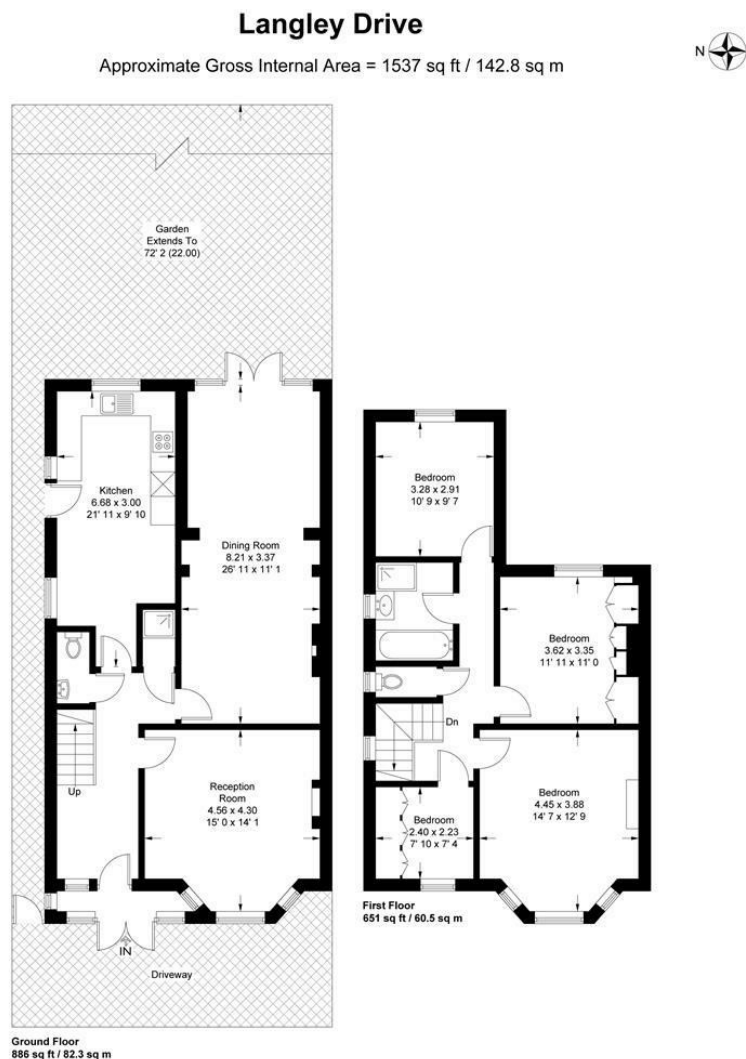
Kitchen
21'10" x 9'10"

Bedroom
14'7" x 12'8"

Bedroom
11'10" x 10'11"

Bedroom
7'10" x 7'3"

Bedroom
10'9" x 9'6"



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.