



Guide Price  
£1,800,000  
Freehold

Woodland Way, Woodford Green, Essex,  
IG8



Woodland Way, Woodford Green,  
Essex, IG8



Beautiful 1930's house backing onto  
Knighton Wood  
Stunning mix of period and modern  
features  
Modern kitchen/dining area with  
adjoining conservatory area  
Outbuilding used as guest  
accommodation  
Large sitting room with Bi-fold doors to  
the terrace  
Juliette balconies to two bedrooms







Backed onto the beautiful Knighton Wood and the picturesque Knighton Estate is this attractive 1930s detached house. It was designed for a family of five and has been lovingly maintained for over 40 years. The house features a large lawn, a paved terrace, and a conservatory. The interior is modern and bright, with a fitted study, a modern bathroom, and three double bedrooms. The kitchen features a range cooker and a central island. The house is set in a beautiful garden with a paved terrace, a conservatory, and a wooden fence. The house is a perfect combination of urban living surrounded by forest and greenery.

The kitchen features a range cooker and

units with granite worktops housing a variety of appliances. There is a central island and an adjacent utility room, while the conservatory area, with its feature brick wall and French doors to the terrace, would make an excellent dining room.

A fitted study is adjacent to the cloakroom and nearby is a charming family room with built in storage cupboards. While the light and bright triple aspect sitting room has a stone surround fireplace and bi-fold doors to the terrace.

Off the first floor galleried landing is a modern bathroom and three double bedrooms. These include one with built in mirror fronted wardrobes, another with French doors to a Juliette balcony and one with bi-fold doors to a separate Juliette balcony, a walk-in wardrobe and a sumptuous en-suite bathroom.

A balustraded terrace leads to a wide paved stepped pathway along one side of the garden and passes the pitched roof and oak framed outdoor kitchen with a

## What the owner says...

"We have loved living in a convenient location with the best schools, shops and travel links within walking distance, whilst having direct access to the beautiful Knighton Wood from our garden. Our home backs onto beautiful woodland and is the perfect combination of urban living surrounded by forest and greenery."

# Accommodation

GROUND FLOOR

Entrance Hall

Scan me with your smart phone to view all our properties online or download the app.

Viewing: Strictly by appointment with Fine & Country's offices in:

**Loughton on 020 8418 0018**  
 234 High Road, Loughton, Essex, IG10 1RB  
 loughton@fineandcountry.com

**London office**  
 121 Park Lane, Mayfair, London, W1K 7AG

