



Directions

Viewings

Viewings by arrangement only. Call 02085042440 to make an appointment.

EPC Rating

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



william rose
Normanshire Drive



Approximate Gross Internal Floor Area : 141.50 sq m / 1523.09 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.

|., 173 Normanshire Drive, Chingford, London, E4 9HB

Guide Price £550,000

- Four bedrooms
- 1523 square feet
- Loft conversion
- Off street parking
- Popular location
- Guide price £550,000 - £600,000
- Downstairs shower room
- Kitchen diner
- Garage
- Close to shops and green space

173 Normanshire Drive, London E4 9HB

A four bedroom, mid terrace family home located on a popular road, just a short walk from Chingford Mount. The property benefits from off street parking, Converted loft, large kitchen dinner with separate reception room and downstairs shower room.



Council Tax Band: F



Situated on a quiet residential turning just off Chingford Mount Road is this spacious four bedroom mid terraced 1930's property set over three floors. The property benefits from a large kitchen/dinner, a separate living room, downstairs shower room and a 63ft rear garden with rear access via a service road as well as off street parking to the front.

Normanshire Drive is a very short walk to the Chingford Mount shopping area with all its bars, restaurants & coffee shops. There are also several bus routes available from the Mount, and excellent road links with the A406 a matter of minutes away. There are plenty of parks within walking distance and along with the vast expanse of Epping Forest close by. Local schools include Chase Lane Primary, Chingford Mount Baptist, Parkside Primary and Larkwood Primary Academy.

E.P.C Rating: D
Council Tax Band: F
Local Authority: Waltham Forest
Freehold

All the information provided about this property does not constitute or form part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.