



TOTAL FLOOR AREA - 1990 sq.ft. (184.8 sq.m.) approx.
While every effort has been made to ensure the accuracy of the figures contained herein, measurement of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as a guide to the prospective purchaser. The services, systems and equipment shown have not been tested and no guarantee is given as to their operation or efficiency can be given.
Made with Mapbox GLJS

Council: Waltham Forest | Council Tax Band: B | Floor Area: 590.00 sq ft

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	



The Agent has not tested any apparatus ,equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor.
References to the tenure of a property are based on information supplied by the seller. The agent has not had the sight of the title documents. A buyer is advised to obtain verification from their solicitors.

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Hall Lane, Chingford, E4 8EU
£270,000 Leasehold

Bedrooms: 1 | Reception Rooms: 1 | Bathrooms: 1



Request a Viewing: **020 8524 0000** Email: **southchingford@wearechurchills.co.uk**



Nestled in the heart of Chingford Mount, this charming flat offers a delightful living experience with its own private garden. Spanning an impressive 590 square feet, the property features a well-appointed reception room that provides a welcoming space for relaxation and entertainment. The flat comprises one spacious bedroom, perfect for restful nights, and a modern bathroom that caters to your daily needs.

One of the standout features of this property is the private garden, an ideal spot for enjoying the outdoors, whether it be for gardening, hosting friends, or simply unwinding in a tranquil setting. Additionally, the convenience of off-street parking adds to the appeal, making it easier for you and your guests to come and go.

Being chain-free, this flat presents a seamless opportunity for prospective buyers or renters looking to settle in a vibrant community. Chingford Mount is known for its local amenities, including shops, cafes, and parks, ensuring that everything you need is within easy reach.

This flat is not just a home; it is a lifestyle choice in a sought-after location. Whether you are a first-time buyer or seeking a peaceful retreat, this property is sure to impress. Do not miss the chance to make this delightful flat your own.

