

Gunners Grove, Chingford, E4 9SR

£700,000

Coultons

PROPERTY SUMMARY

Offering for sale this well-presented and newly refurbished three-bedroom detached family home, ideally situated on a quiet and highly sought-after residential road. The property benefits from two spacious reception rooms, an extended contemporary fitted kitchen, a first-floor family bathroom, a ground-floor guest WC, double glazing, and gas central heating. Externally, the home features a private, low-maintenance rear garden with side access to the front, along with off-street parking.

Gunners Grove is conveniently located between the vibrant shopping areas of Chingford Mount and North Chingford's Station Road High Street, both offering an excellent selection of bars, cafés, restaurants, and everyday amenities. The property is also within easy reach of Ridgeway Park and the vast open spaces of Epping Forest, providing fantastic opportunities for walking, cycling, and outdoor recreation.

The area is particularly popular with families due to its access to a number of well-regarded schools, including Parkside Primary School, Lime Academy Larkswood, Chingford Foundation School, and Chase Lane Primary School.

Excellent transport links are available, with a range of local bus routes nearby and Chingford Overground Station providing direct services into Liverpool Street. Walthamstow Central is also easily accessible, offering convenient connections to the Victoria Line.

Offered to the market chain free, this property would, in our opinion, make an ideal family home. Early viewing is highly recommended to fully appreciate all that this property has to offer.

3

1

2













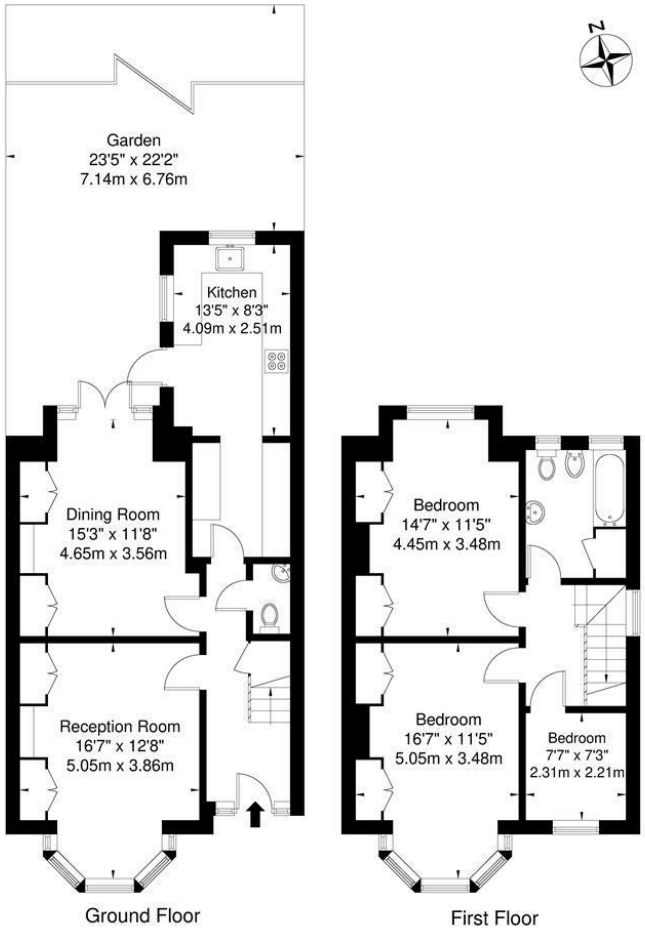






Gunners Grove Chingford, London, E4 9SR

Approximate Gross Internal Area = 109.7 sq m / 1180 sq ft



For Illustration Purposes Only - Not To Scale

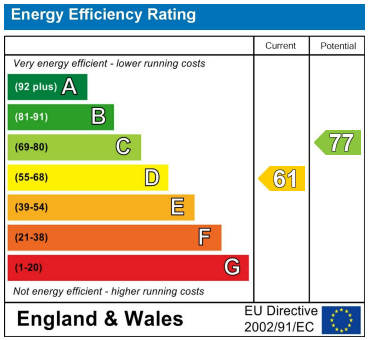
This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract.
Any intending purchaser or lessee should satisfy themselves by inspection, enquiries and full survey as to the correctness of each statement
Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let

LOCAL AUTHORITY
Waltham Forest

TENURE
Freehold

COUNCIL TAX BAND
E

VIEWINGS
By prior appointment only



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Coultons

OFFICE ADDRESS
26 Station Road
North Chingford
London
E4 7BE

020 8090 0860
sales@coultons.co.uk
www.coultons.co.uk

OFFICE ADDRESS
425a Lordship Lane
Wood Green
London
N22 5DH

020 3869 8989
sales@coultons.co.uk
www.coultons.co.uk