

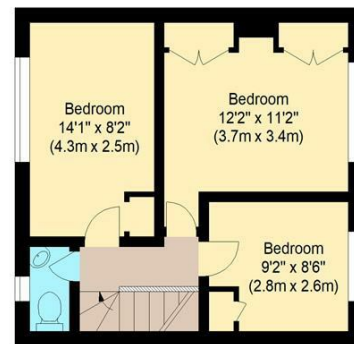
Directions

Viewings

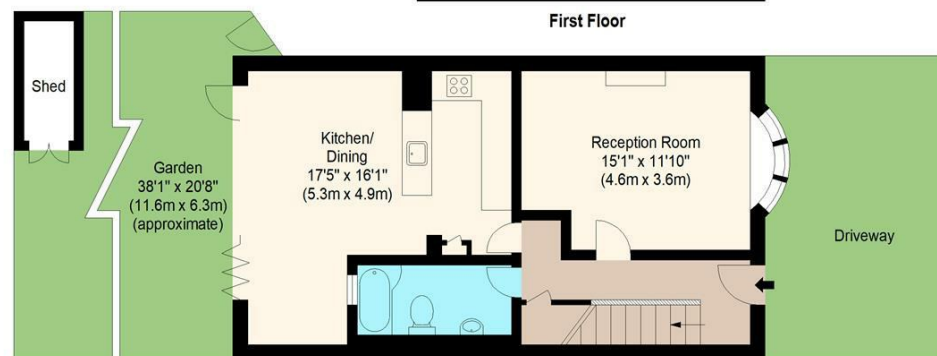
Viewings by arrangement only. Call 02085042440 to make an appointment.

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	



First Floor



Ground Floor

william rose
Connington Crescent, E4

Approximate Gross Internal Floor Area: 93.92 sq m / 1011 sq ft



125 Connington Crescent, Chingford, London, E4 6LA

Guide Price £500,000

- Beautifully presented three-bedroom mid-terrace family home
- Rear extension creating a stunning open-plan kitchen diner
- Spacious lounge
- Family bathroom finished to a high standard.
- Private driveway for off-street parking
- Immaculately maintained throughout
- Well maintained south facing rear garden
- Stylish décor
- Tunnel link providing direct access to the garden
- Close to local amenities, well-regarded schools, and excellent transport links.



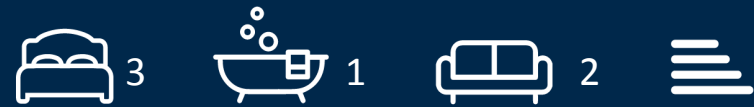
Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

lpaplus.com

Date: 3/13/2025

125 Connington Crescent, London E4 6LA

This immaculate mid-terrace family home on Connington Crescent offers a perfect blend of comfort and convenience. Spanning an impressive 1,011 square feet with drive way for two car, well maintained garden and three bedrooms.



Council Tax Band: D



Nestled in the heart of Chingford, this beautifully presented three-bedroom mid-terrace family home on Connington Crescent offers the perfect blend of modern living and classic charm. Immaculately maintained throughout, the property boasts a thoughtfully extended rear, creating a stunning open-plan kitchen and dining area—ideal for entertaining and everyday family life.

As you step inside, you are greeted by a bright and welcoming entrance hall leading to a spacious lounge, perfect for relaxing evenings. The real showstopper is the expansive open-plan kitchen diner at the rear, featuring contemporary fittings, sleek countertops, and integrated appliances. Bi-fold doors seamlessly connect this space to the well-manicured garden, allowing natural light to flood in and offering a perfect setting for outdoor gatherings.

Upstairs, you will find three well-proportioned bedrooms, all beautifully decorated, along with a stylish family bathroom. The property further benefits from a tunnel link, providing direct access through to the garden, adding both convenience and privacy.

Externally, the home features a private driveway for off-street parking, a highly sought-after feature in the area. The rear garden is a true oasis, carefully maintained and offering a perfect retreat for relaxation or play.

Situated in a desirable residential area, this home is within easy reach of local amenities, well-regarded schools, and excellent transport links, making it ideal for families and professionals alike.

This stunning home is ready to move into and must be viewed to be fully appreciated. Don't miss this fantastic opportunity—contact us today to arrange a viewing!