Westminster Gardens, North Chingford, E4 6ER

£425,000

Coultons

PROPERTY SUMMARY

Offering this extended one/two-bedroom end-of-terrace house, ideally situated on a quiet and highly sought-after development in the heart of North Chingford.
The ground floor boasts an open-plan living area with a modern fitted kitchen, complemented by an additional reception room currently used as a second/guest bedroom. There is also a versatile utility room/study, providing valuable extra space for home working or storage.
On the first floor, you will find the generous main bedroom and a contemporary fitted bathroom. Further benefits include double glazing, gas central heating, allocated off-street parking, and a beautifully maintained rear garden, perfect for relaxing and entertaining.
Station Road is just a short stroll away, offering an excellent selection of independent shops, cafés, bars, restaurants, supermarkets, and convenient public transport links. Chingford Station (Weaver Line) provides regular direct services to London Liverpool Street, with Walthamstow Central (Victoria Line) reachable in under 10 minutes.
Westminster Gardens enjoys an enviable location, perfectly balancing city convenience with countryside charm. Nature enthusiasts can take advantage of the surrounding green spaces, with Bluebell Wood directly opposite and Warren Pond just around the corner. The vast expanse of Epping Forest, along with attractions such as Queen Elizabeth's Hunting Lodge, Connaught Water, and Chingford Golf Club, are all within easy reach.
In our opinion, this property would make an excellent home and represents an ideal purchase for first-time buyers, downsizers, or investors alike. Offered to the market chain-free, early viewing is highly recommended.

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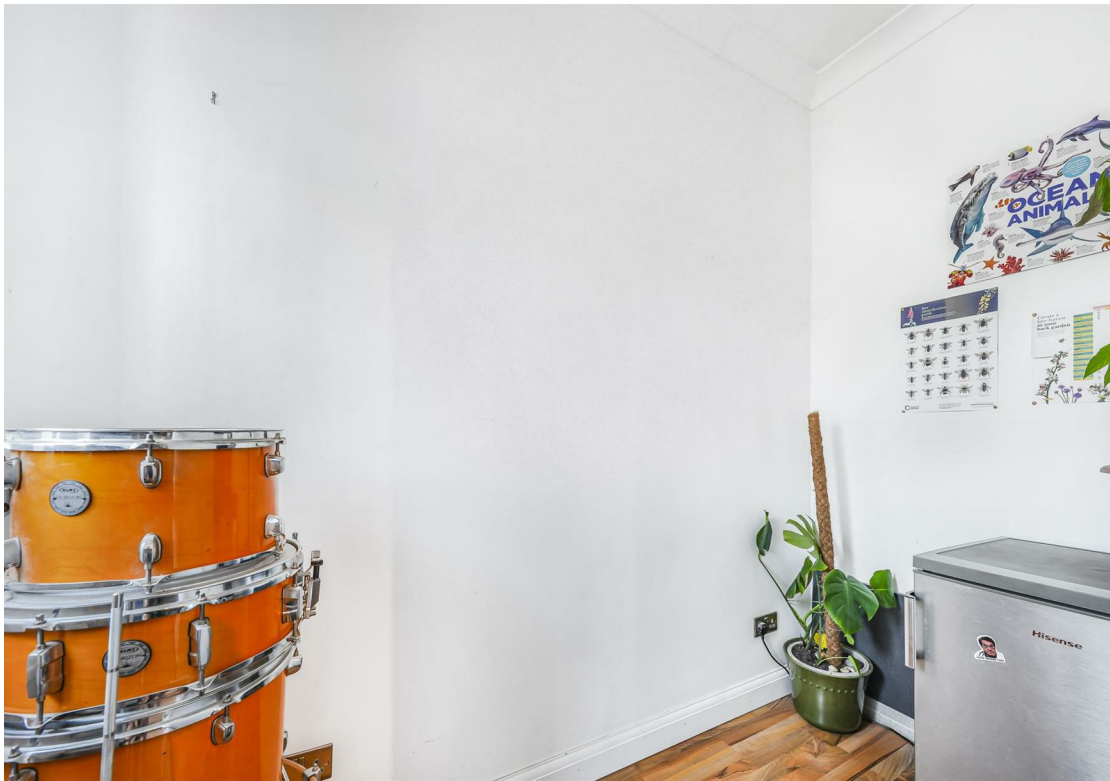
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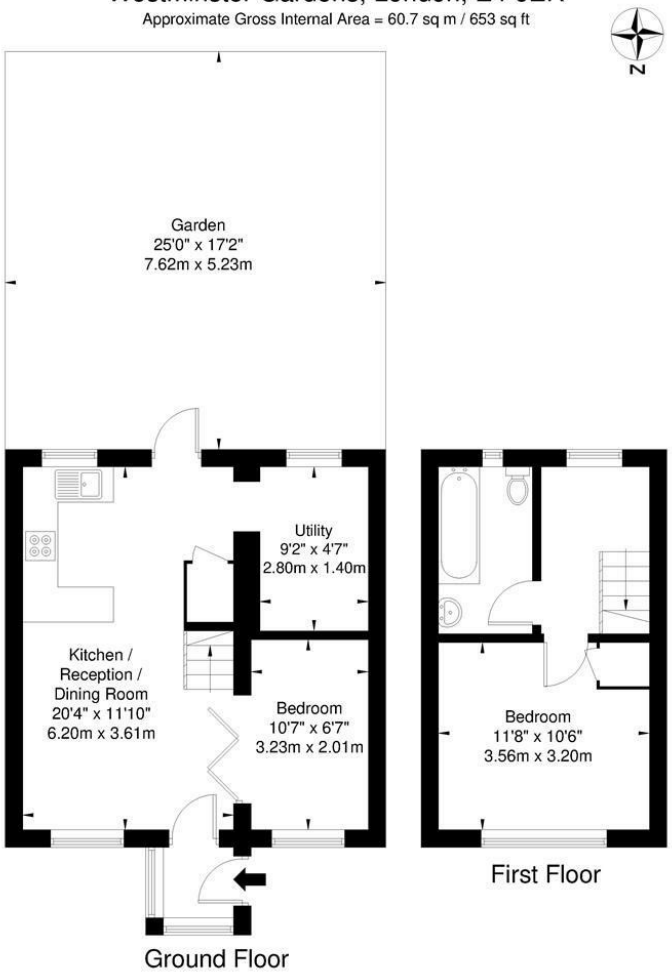
Westminster Gardens, London, E4 6ER

Approximate Gross Internal Area = 60.7 sq m / 653 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
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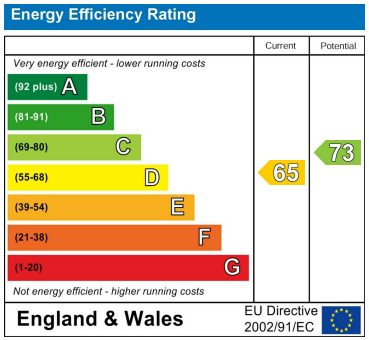
VIEWINGS
By prior appointment only



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