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Greenstone Mews, Wanstead

Offers In Excess Of £550,000

Bedrooms: 2 | **Receptions:** 1 | **Bathrooms:** 1

Tenure: Freehold

Floor Area: 626.00 sq ft

Local Authority: Redbridge

Council Tax Band: E

- Two double bedroom terraced house
- Situated in the heart of Wanstead
- Spacious kitchen with ample worktop space, cupboard storage and room for everyday appliances
- Two double bedrooms both with spacious fitted wardrobes containing shelving and hanging rails
- Bright and generous living room
- Three piece shower room
- Rear garden featuring a paved patio and laid law ideal for outdoor dining and relaxing
- Off street parking available for one vehicle
- 0.3 miles from Wanstead High Street with its independent shops, cafes, restaurants and everyday amenities
- Wanstead and Snaresbrook Central Line stations approximately 0.5 and 0.4 miles away


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Churchill Estates are delighted to bring to market this well presented two double bedroom terraced house offering bright, spacious and well proportioned accommodation throughout. Ideally situated in the heart of Wanstead the property combines comfortable living space with a convenient location close to local amenities, excellent transport links and a number of highly regarded schools.

Upon entering you are welcomed by a bright and inviting entrance hallway providing access to the spacious kitchen thoughtfully arranged with a generous amount of worktop space, a good selection of wall and base units and ample room for everyday appliances.

To the rear is an impressive reception and dining room which forms the main entertaining space of the property. This generously sized room benefits from an abundance of natural light and offers plenty of flexibility for both comfortable family living and entertaining guests. Large windows overlook the rear garden, while direct access to the garden further enhances the sense of space and provides a seamless connection between the indoor and outdoor areas.

The attractive rear garden is a particular feature of the property with a paved patio area providing an ideal setting for outdoor dining, barbecues and entertaining leading onto a well maintained laid lawn. The garden offers a pleasant private space for relaxing, children to play or enjoying the warmer months.

To the first floor are two double bedrooms both with spacious fitted wardrobes containing shelving and hanging rails. Completing the first floor is a modern three piece shower room.

Further benefits include double glazing, gas central heating and a driveway available for one vehicle. The location is particularly convenient with Wanstead High Street just 0.3 miles away. The High Street is renowned for its excellent selection of independent shops, cafes, restaurants and everyday amenities. Excellent transport connections are also within easy reach with Wanstead Central Line station approximately 0.5 miles away and Snaresbrook Central Line station approximately 0.4 miles away. Both stations provide convenient access towards the City and Central London making the property well suited to commuters.

Families are also well catered for with several schools located within easy reach. Wanstead Church School is approximately 0.2 miles away while Wanstead High School is around 0.8 miles and Nightingale Primary School approximately 1 mile from the property.

For further information or to arrange a viewing, please contact Churchill Estates at your earliest convenience.







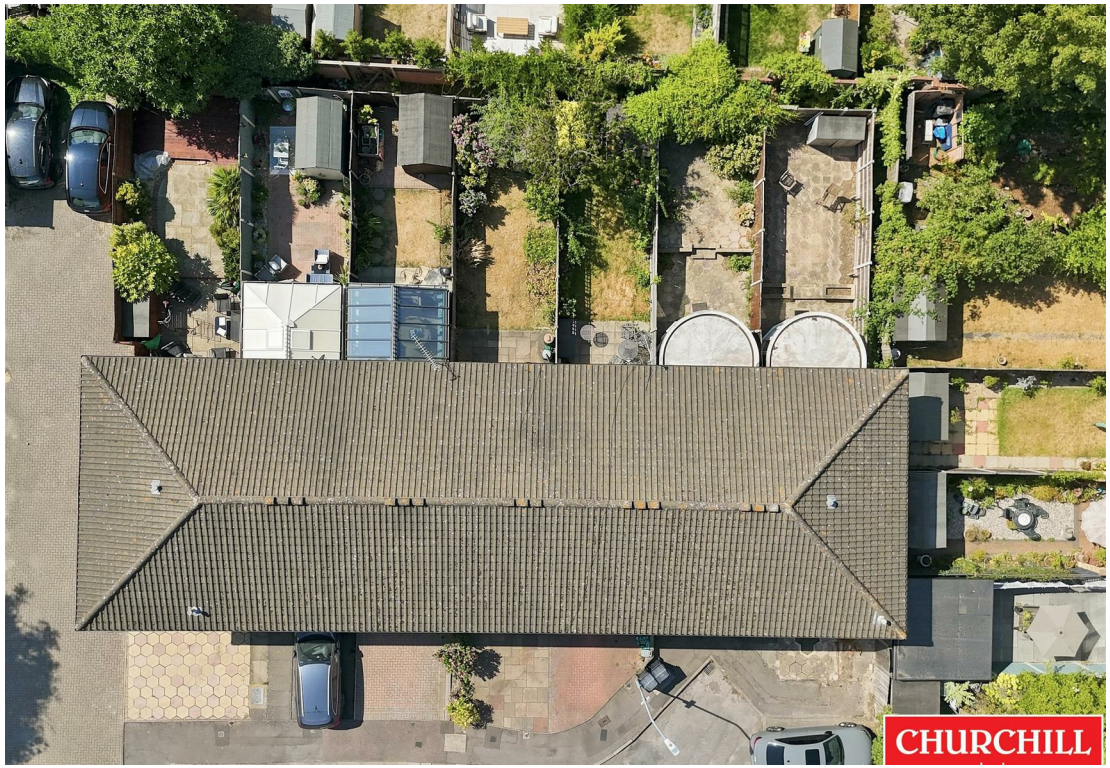

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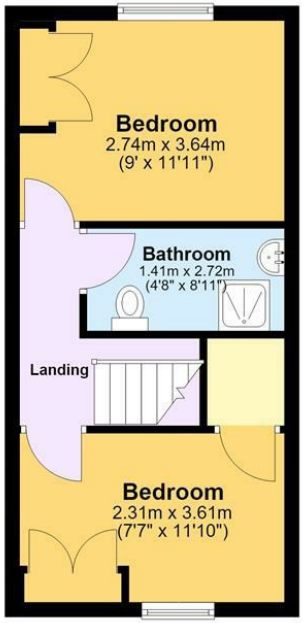
Ground Floor

Approx. 29.3 sq. metres (315.6 sq. feet)
(excluding Garden)



First Floor

Approx. 28.9 sq. metres (311.2 sq. feet)



Total area: approx. 58.2 sq. metres (626.8 sq. feet)

This floor plan has been created by a third party and should be used as a general outline for guidance only. Any areas, measurements or distances quoted are approximate and any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and/or full survey as to the correctness of each statement. We accept no responsibility or liability for any loss whatsoever that may arise as a result of this plan and the information contained within.
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Greenstone Mews



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	74	79
(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	

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To view call **020 8989 0011**

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