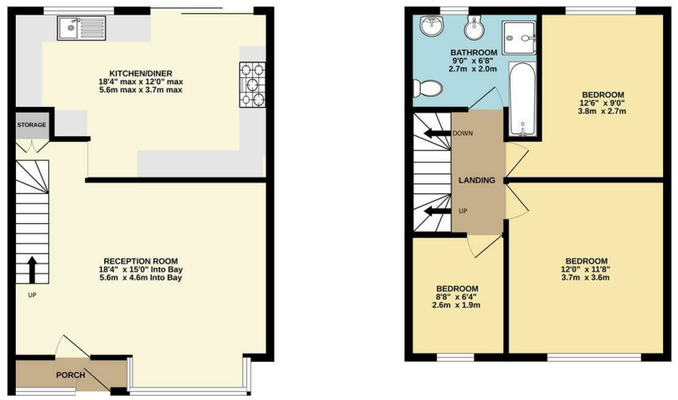


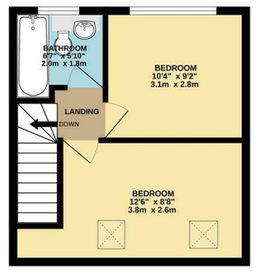


GROUND FLOOR
491 sq.ft. (45.6 sq.m.) approx.

1ST FLOOR
451 sq.ft. (41.9 sq.m.) approx.

2ND FLOOR
294 sq.ft. (27.3 sq.m.) approx.

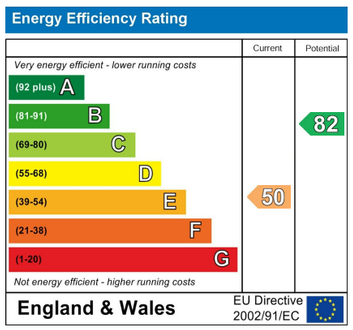


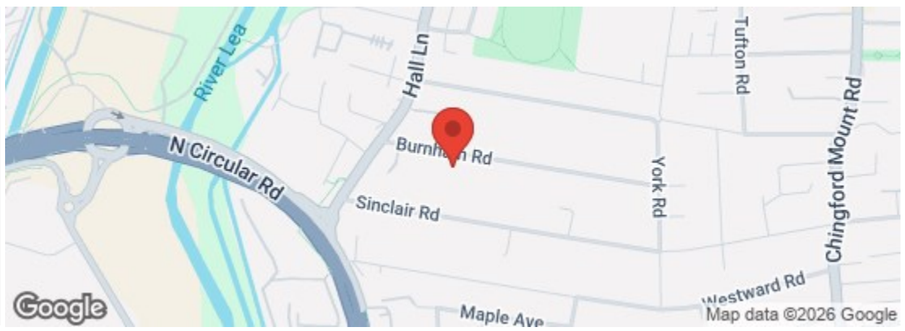


TOTAL FLOOR AREA : 1237 sq.ft. (114.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Council: Waltham Forest | Council Tax Band: D | Floor Area: 1237.00 sq ft





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.

CHURCHILL estates



CHURCHILL estates

Burnham Road, Chingford, E4 8PA

Asking Price £675,000 Freehold

Bedrooms: 5 | Reception Rooms: 1 | Bathrooms: 2





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







Nestled on Burnham Road in the charming area of Chingford, this impressive five-bedroom house offers a perfect blend of space and comfort. With a generous 1,237 square feet of living space, this property is ideal for families seeking room to grow and thrive.

Upon entering, you are welcomed into a spacious reception room that serves as the heart of the home, perfect for entertaining guests or enjoying quiet family evenings. The property boasts two well-appointed bathrooms, ensuring convenience for all residents.

One of the standout features of this home is its larger-than-average plot, providing ample outdoor space for children to play or for gardening enthusiasts to cultivate their green thumbs. The large rear garden is a delightful retreat, offering a peaceful escape from the hustle and bustle of daily life.

Parking is a breeze with off-street parking available for up to four vehicles at the rear, along with additional space for two more vehicles, accommodating families with multiple cars or guests.

Situated close to Chase Lane School, this property is ideally located for families with children, making school runs a simple task. The surrounding area of Chingford is known for its community spirit and access to local amenities, ensuring that everything you need is within easy reach.

This house on Burnham Road is not just a property; it is a place where memories can be made and cherished for years to come. Don't miss the opportunity to make this wonderful house your new home.



