



71 Malmesbury Road, South Woodford

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Guide Price £800,000



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Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E

- £800,000 - £900,000 Guide Price
- 3 / 4 Bedroom Semi Detached Home
- Sought After Church End
- Boasting Rear Extension
- Private Garden
- Potential For Further Expansion (STPP)
- Off Street Parking
- Walking Distance To The High Road and Central Line Station
- Great Schools In Close Proximity
- High Ceilings





Living Room

15' 3" x 11' 6" (4.65m x 3.51m)

Lounge

12' 3" x 10' 0" (3.73m x 3.05m)

Kitchen

16' 2" x 9' 8" (4.93m x 2.95m)

Family Room

10' 11" x 11' 9" (3.34m x 3.57m)

WC

5' 9" x 4' 1" (1.75m x 1.24m)

Hallway

Landing

Bedroom

15' 3" x 15' 2" (4.65m x 4.63m)

Bedroom

12' 2" x 9' 6" (3.71m x 2.89m)

Bedroom

11' 9" x 9' 9" (3.58m x 2.97m)

Toilet

6' 2" x 5' 11" (1.88m x 1.81m)

Bathroom

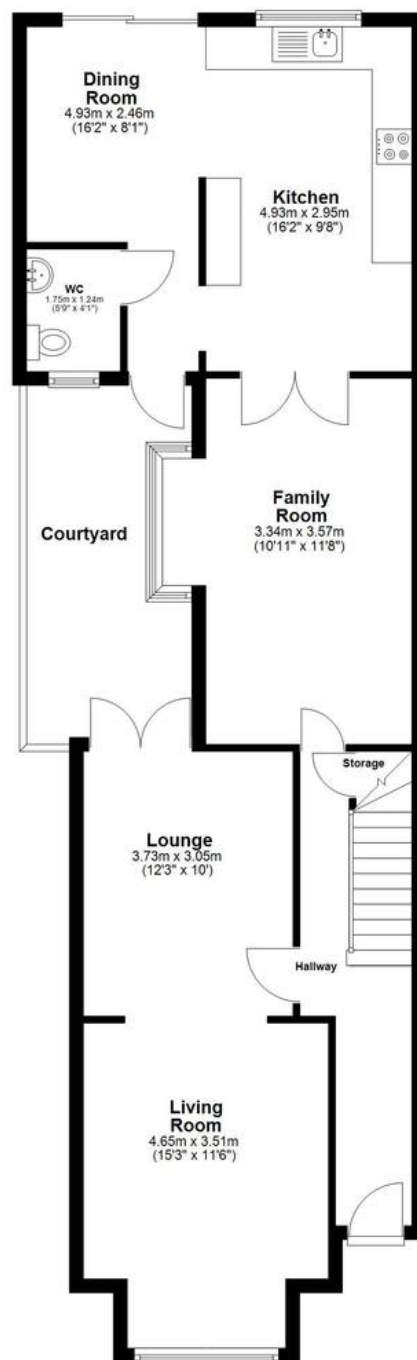
8' 2" x 6' 2" (2.49m x 1.88m)





Ground Floor

Approx. 77.9 sq. metres (838.8 sq. feet)



First Floor

Approx. 59.7 sq. metres (642.8 sq. feet)



Total area: approx. 137.6 sq. metres (1481.6 sq. feet)



Bowden Bradley

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