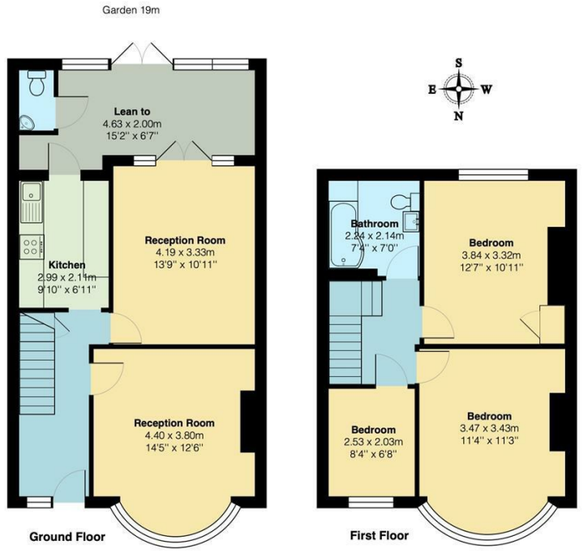


Total Area: 100.6 m² ... 1083 ft²

All measurements are approximate and for display purposes only

Reception Room
14'5" x 12'5"

Reception Room
13'8" x 10'11"

Kitchen
9'9" x 6'11"

Lean to
15'2" x 6'6"

WC

Bedroom
8'3" x 6'7"

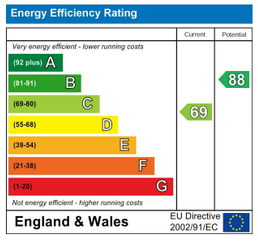
Bedroom
11'4" x 11'3"

Bedroom
12'7" x 10'10"

Bathroom
7'4" x 7'0"

Garden
62'4"





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ROWDEN ROAD, CHINGFORD

£590,000 Freehold

3 Bed House

Features:

- Three Bedroom House
- Mid Terrace 1930's
- Approx. 1083 Square Foot
- Chain Free
- Potential To Extend (STPP)
- Easy Access to Walthamstow and Highams Park
- Circa 62 Foot South Facing Garden
- Downstairs WC
- Short Walk to Epping Forest
- Private Driveway

A bright and well proportioned three bedroom 1930s mid terrace in a convenient Chingford location. Chain free and complete with a private driveway and south facing garden, it's within easy reach of both Highams Park and Walthamstow, with Epping Forest just a short walk away.

REQUEST A VIEWING
0203 369 6444















IF YOU LIVED HERE...

Stepping inside, the layout feels practical and well balanced, with a nice sense of space across the ground floor. At the front, the first reception room is full of natural light thanks to its broad bay window, while the second reception behind gives you useful flexibility for dining, relaxing or day to day family life. The kitchen sits just beyond, with the lean-to adding extra usable space and a downstairs WC neatly tucked away.

Upstairs, the principal bedroom stretches across the front of the house and enjoys another lovely bay window, while the second bedroom is a comfortable double overlooking the rear. The third bedroom would work equally well as a child's room, nursery or study, depending on your needs. The family bathroom is also set on this floor, keeping to the practical layout.

Outside, the circa 62 foot south facing garden gives you a generous stretch of outdoor space to enjoy through the warmer months. There's also potential to extend, subject to the usual permissions, giving you scope to shape things further over time.

WHAT ELSE?

Epping Forest is just a short walk away, ideal for weekend walks, morning runs and quieter moments surrounded by greenery.

You're well placed for getting to both Highams Park and Walthamstow, making it easy to tap into their stations, shops, cafes and everyday amenities.

Chingford Mount and North Chingford are both within easy reach for local favourites, whether you're heading out for a pub lunch, picking up essentials or meeting friends for coffee.



A WORD FROM THE EXPERT...

"I love the outdoors as much as the buzz of the city, so Chingford is perfect for me. With Epping Forest on the doorstep, cycling, hiking and exploring are always close by, while transport links take you into the city in under half an hour. Moving between Chingford Mount and North Chingford for a pub, café or takeaway means there is plenty of choice. I often meet friends at The Rusty Bike for Thai food, a wide beer selection or a game of football. Weekends are for the Kings Head, with its sunny beer garden and cosy roasts in winter. Travelling between appointments is a joy thanks to the friendly community, where you are often greeted with a smile. The area's diversity adds to its appeal, with international takeaways and supermarkets offering new tastes to discover. Evenings are for dog walks at Yates Meadow, where peaceful hills meet city skylines. Chingford truly has something for everyone and is more affordable than much of London".

WILL TURNER
E4 ASSISTANT BRANCH MANAGER

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