



CHURCHILL  
estates

Mead Crescent, Chingford, E4 6NX  
Offers In Excess Of £700,000 Freehold  
Bedrooms: 4 | Reception Rooms: 1 | Bathrooms: 1

| Energy Efficiency Rating                    |                            |           |
|---------------------------------------------|----------------------------|-----------|
|                                             | Current                    | Potential |
| Very energy efficient - lower running costs |                            |           |
| (92 plus) A                                 |                            |           |
| (81-91) B                                   |                            |           |
| (69-80) C                                   |                            |           |
| (55-68) D                                   |                            |           |
| (39-54) E                                   |                            |           |
| (21-38) F                                   |                            |           |
| (1-20) G                                    |                            |           |
| Not energy efficient - higher running costs |                            |           |
| England & Wales                             | EU Directive<br>2002/91/EC |           |



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.

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



Nestled in the desirable Mead Crescent, this charming end-terrace house offers a perfect blend of comfort and convenience. Spanning an impressive 1,347 square feet, the property boasts four well-proportioned bedrooms, making it an ideal family home. The spacious reception room provides a welcoming atmosphere, perfect for both relaxation and entertaining guests.

The house features a practical ground floor w/c and utility room, adding to the convenience of daily living. The attached garage offers secure parking and additional storage options, a valuable asset in the bustling city of London.

One of the standout features of this property is the generous 80 ft garden, providing a delightful outdoor space for children to play, gardening enthusiasts to flourish, or simply for enjoying the fresh air.

Location is key, and this home is within walking distance to the local station, ensuring easy access to the wider city and beyond. Whether you are commuting for work or exploring the vibrant culture of London, this property is ideally situated to meet your needs.

In summary, this lovely house on Mead Crescent presents an excellent opportunity for those seeking a spacious family home in a convenient location. With its ample living space, outdoor garden, and proximity to transport links, it is a property not to be missed.

