



Chestnut Avenue, Buckhurst Hill, IG9

BUTLER & STAG



**Guide Price £750,000-
£775,000**

**A beautifully presented
1930s mid terraced family
home, positioned on a
sought after road in
Buckhurst Hill.**



Freehold

- Mid Terraced Family Home
- Four Bedrooms/Two Bathrooms
- Well Presented Throughout
- Modern Kitchen/Dining Room
- Close To Central Line

Comprising a separate lounge, a modern fully-fitted kitchen/breakfast room with views out to the rear east-facing garden.

On the first floor, there are three bedrooms and a family bathroom. On the second floor, you will find the master with en-suite with storage.

Externally the east-facing garden has a patio area at the bottom perfect for those summer evenings.

Chestnut Avenue is located within easy reach of Buckhurst Hill Station (Central Line) and Roding Valley Station for swift access into the City, Canary Wharf, West End and beyond. Also within close proximity is the ever-popular parade of shops on Queens Road with its comprehensive range of independent shops, delightful boutiques, eateries and restaurants. This area is renowned for its high quantity of excellent primary and secondary schools, both private and state.





Chestnut Avenue

Approx. Gross Internal Area 127.6 Sq M (1373.7 Sq Ft)

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Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only.

IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

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☎ 020 8504 9000

🏠 184 Queen's Road, Buckhurst Hill, IG9 5BD

✉ buckhursthill@butlerandstag.com

www.butlerandstag.uk