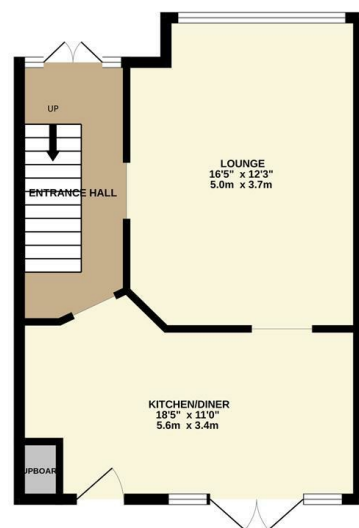
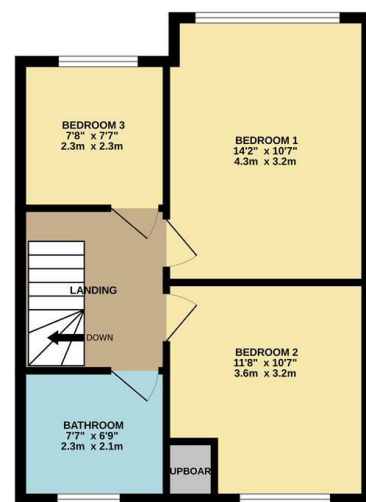




GROUND FLOOR
438 sq.ft. (40.7 sq.m.) approx.

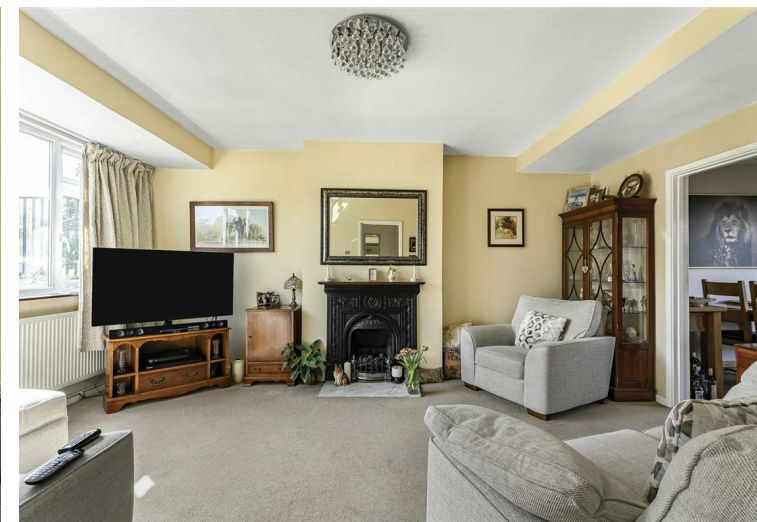


1ST FLOOR
447 sq.ft. (41.5 sq.m.) approx.



TOTAL FLOOR AREA : 885 sq.ft. (82.2 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, 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.
Made with Metropac (2025)

Council: Epping Forest | Council Tax Band: D | Floor Area: 885.00 sq ft

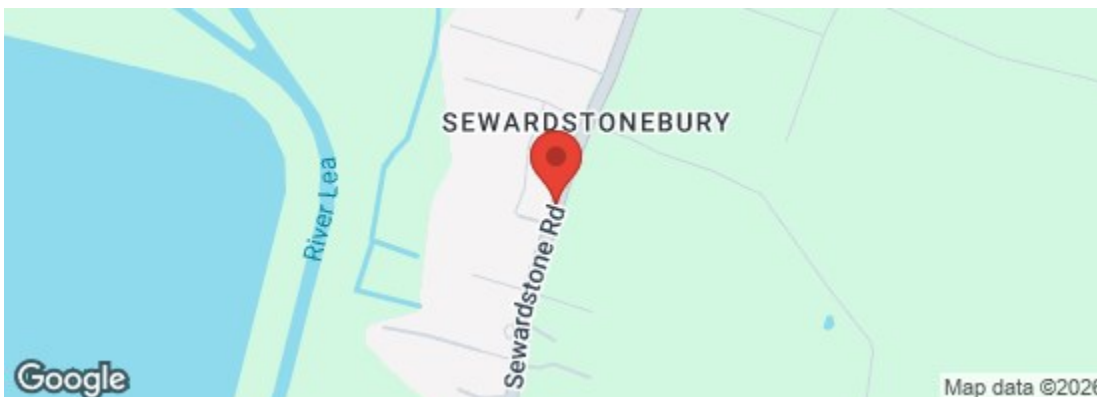


CHURCHILL
estates

Sewardstone Road, Sewardstone, E4 7RG
£500,000 Freehold

Bedrooms: 3 | 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 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.

CHURCHILL
estates



Request a Viewing: **020 8529 5500** Email: **northchingford@wearechurchills.co.uk**



LOOK!!! LOOK!!! LOOK!!! Do not miss out on this beautiful three bedroom terraced house which is situated in the semi rural location of Sewardstone and is only a short car ride to North Chingford and close to the Lee Valley Park as well as the M25 motorway. The property which is being offered with no onward chain benefits from off street parking to front (but no dropped kerb, so need to get permission from Epping Forest council), lovely approx 40ft rear garden with side access, boarded loft room, spacious fitted kitchen diner large lounge and an early internal viewing is highly recommended.

EPC Rating TBC

Council Tax Band D

