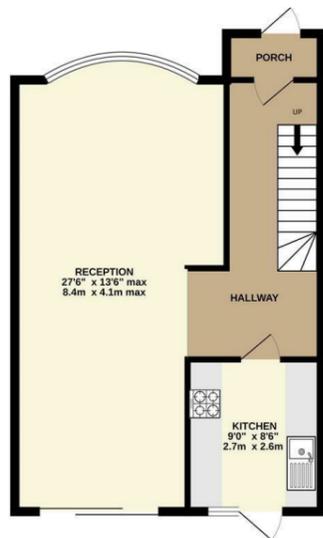
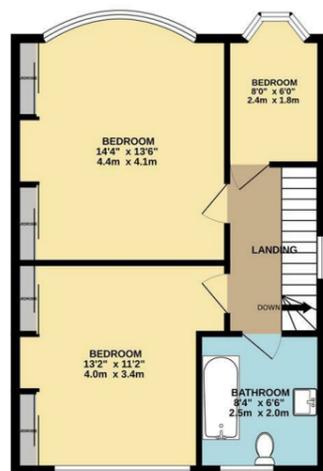




GROUND FLOOR
565 sq.ft. (52.5 sq.m.) approx.



1ST FLOOR
552 sq.ft. (51.2 sq.m.) approx.



TOTAL FLOOR AREA: 1117 sq.ft. (103.8 sq.m.) approx.
While every attempt has been made to ensure the accuracy of the footprint contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. 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: Waltham Forest | Council Tax Band: E | Floor Area: 1117.00 sq ft

CHURCHILL
estates

Old Church Road, Chingford, E4 6RB
£600,000 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 8524 0000** Email: southchingford@wearechurchills.co.uk



Nestled on the charming Old Church Road in London, this semi-detached house offers a delightful blend of comfort and convenience. Spanning an impressive 1,117 square feet, the property features a spacious reception room that serves as the perfect gathering space for family and friends. With three well-proportioned bedrooms, this home is ideal for families or those seeking extra space

The property boasts a first floor bathroom, ensuring that daily routines are both practical and pleasant. One of the standout features of this home is the off-street parking, accommodating up to two vehicles, which is a rare find in this bustling city. Also the 100ft rear garden is perfect for the growing family.

Situated in a desirable location, this house is larger than average, providing ample room for both relaxation and entertainment. Families will appreciate the proximity to Nevin Drive School, making school runs a breeze. Additionally, the property is chain-free, allowing for a smooth and straightforward purchasing process.

This semi-detached house on Old Church Road is a wonderful opportunity for anyone looking to settle in a vibrant area of London, combining spacious living with easy access to local amenities and schools. Don't miss the chance to make this charming property your new home.

