Lambourne Close, Chigwell, IG7

BUTLER & STAG

This substantial detached, spacious family home occupies a pleasant cul-de-sac location and a wide plot with generous frontage.

Freehold

- Detached Family Home
- Four Bedrooms/Two Bathrooms
- Spacious Kitchen/Dining Area
- Separate Lounge/Utility Room
- Minutes From Hainault Forest Country Park
- Off Street Parking For Several Vehicles

The ground floor provides a welcoming entrance hall, a large attractive living/dining room, a stunning kitchen/breakfast room. Of particular note is the superb kitchen and utility room which perfectly reflects modern living requirements.

On the first floor the master bedroom has the luxury of an en-suite with three further bedrooms and a family bathroom.

The house is approached via a driveway, there is side access to the rear garden which is regular shaped. There is a patio area, the remainder being laid to lawn with mature flowering borders providing good screening and privacy.

Lambourne Close is situated on the outskirts of Chigwell town centre and is well positioned for local amenities and Grange Hill Station (Central Line). The area is well served with transport links into London, a selection of schools with high reputations for their standards in education and a variety of sporting activities, from the David Lloyd and Nuffield sports clubs to Woolston manor golf club and two golf courses at Hainault. Alternatively one can simply enjoy walks through acres of nearby forestland.

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Approx. Gross Internal Area 1618 Sq Ft - 150.31 Sq M

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Ground Floor

Floor Area 1021 Sq Ft - 94.85 Sq M

First Floor

Floor Area 597 Sq Ft - 55.46 Sq M

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.

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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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