



4 Loxham Road, Chingford

**Asking Price
£700,000 Freehold**



4 Loxham Road, Chingford

86 Old Church Road, Chingford, E4
8BX

0208 524 7444
www.kings-group.net

- CHAIN FREE
- FREEHOLD
- 4 BEDROOM BUNGALOW
- 1 RECCEPONS
- OFF STREET PARKING & GARAGE
- DOUBLE GLAZED & GAS CENTRAL HEATING
- CLOSE TO AMENITIIES & TRANSPORT LINKS
- COUNCIL TAX BAND E
- EPC D

*** CHAIN FREE ***

Kings Group are delighted to present this spacious four-bedroom bungalow, offering flexible and well-proportioned accommodation all on a single level.

The property features an entrance hall leading to a bright reception room with a bay window, perfect for relaxing or entertaining. The kitchen is fitted with a range of white base and eye-level units, complemented by roll-top work surfaces and tiled splashbacks. There are four bedrooms, providing plenty of space for family, guests, or a home office. The accommodation is completed by a fully tiled family bathroom fitted with a white three-piece suite.

Externally, the property benefits from a rear garden, partially laid to lawn with side access. To the front, there is off-street parking and a garage, offering additional parking or storage options.

Loxham Road is situated in a residential area of Chingford, E4, providing convenient access to local shops, schools, and bus routes. Highams Park and Chingford amenities are within reach, with rail services from Highams Park Station into London Liverpool Street. The area also offers access to open green spaces including Epping Forest, and road links via the North Circular and M11.

Coverage
Mobile (based on calls indoors)
O2 - Good
EE - Average
Three - Average
Vodafone - Average

Broadband (estimated speeds)
Standard 7 mbps
Superfast -
Ultrafast 5000 mbps

Satellite & Cable TV Availability
BT
Sky
Virgin

HALL

LIVING ROOM 19'4 x 11'9 (5.89m x 3.58m)

KITCHEN 20'1 x 8'10 (6.12m x 2.69m)

BEDROOM 16'4 x 12'8 (4.98m x 3.86m)

BEDROOM 11'5 x 11'5 (3.48m x 3.48m)

BEDROOM 11'5 x 10'11 (3.48m x 3.33m)

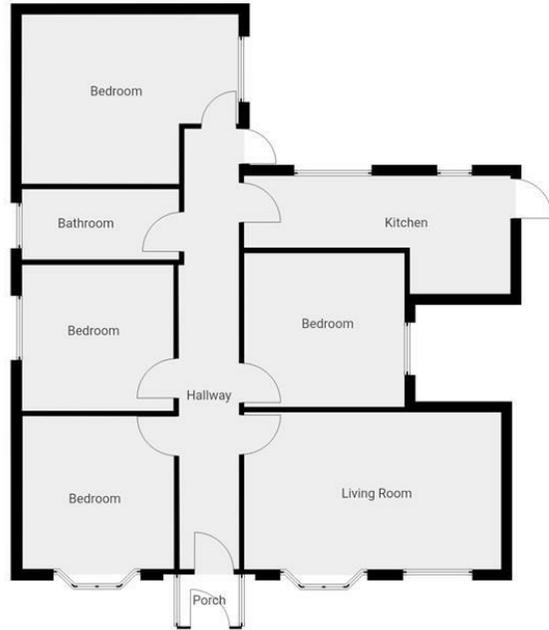
BEDROOM 12'1 x 11'6 (3.68m x 3.51m)

BATHROOM 11'10 x 5'3 (3.61m x 1.60m)

GARAGE

DISCLAIMER

1. MONEY LAUNDERING REGULATIONS: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.
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