



Winchester Road, Chingford, London, E4

£1,450 PCM

Unfurnished

TO LET

1 1 3

- Three Bedroom Mid Terrace House
- Through Lounge
- Double Glazed & Gas Central Heating
- 0.4m To Highams Park Station
- Council Tax Band: C
- EPC Rating: D
- 36'10 x 15'8 Rear Garden
- 903 Sq Ft (83.9 Sq M)
- Viewing By Appointment Only
- PPE Provided

A box fresh, three bedroom terraced house on Winchester Road.

Located right in the heart of Highams Park, this family home is situated within easy walking distance of the Overground station, as well as the many independent retailers, bars and eateries of this fantastic part of E4.

Internally, the property has a generous through reception room, fitted kitchen, three bedrooms and family bathroom. All are well presented. It also benefits from a private garden to the rear – ideal now summer is on it's way.

NOTE: This property does not have licensing for 3 or more households. Due to restrictions only a maximum of two households or families will be able to rent this home. White goods will not be provided.

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DIMENSIONS

Front Garden
11'6 x 9'4

Entrance
Via front door leading into:

Entrance Hallway
Staircase leading to first floor. Door to:

Reception Room
24'3 x 11'8
Door to rear garden. Open to:

Kitchen
9'7 x 8'8
Door to rear garden & bathroom.

Ground Floor Bathroom

First Floor Landing

Bedroom One
14'10 x 12'9

Bedroom Two
11'1 x 9'0

Bedroom Three
9'7 x 8'7

Rear Garden
36'10 x 15'8

Disclaimer:
The information provided about this property does not constitute or form part of any offer or contract, nor may it be relied upon as representations or statements of fact. All measurements are approximate and should be used as a guide only. Any systems, services or appliances listed herein have not been tested by us and therefore we cannot verify or guarantee they are in working order. Details of planning and building regulations for any works carried out on the property should be specifically verified by the purchasers' conveyancer or solicitor, as should tenure/lease information (where appropriate).

FLOORPLAN



EPC CHART

