



Russell Road, Chingford, E4 8HA

£475,000  Coultons

PROPERTY SUMMARY

Situated on a quiet residential road is this two bedroom mid terraced 1930's house. The property benefits from interconnecting living/dining rooms, an extended fitted kitchen with space to add a dining table, a first floor family bathroom, a walk in dressing room/wardrobe accessed via the main bedroom, and a rear garden which extends to approximately 55ft in length which backs onto fields and the reservoirs.

Russell Road is situated close to local amenities and Cork Tree Retail Park with retailers such as Aldi supermarket, Currys PC World, Pets At Home, Sports Direct and more. Chingford Mount shopping area is also a short distance away with all its bars, restaurants & coffee shops. Public transport includes local buses plus several bus routes from the Mount, the Overground Station of Meridian Water, and for those who drive the A406 North Circular Road is easily accessible.

There are several parks in Chingford to walk around along with the vast spaces of Epping Forest being nearby. Local schools include Chase Lane Primary & Lime Academy Larkwood.

In our opinion this property would make an excellent family home for a first time buyer or someone downsizing. Viewing is highly recommended.

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1



2

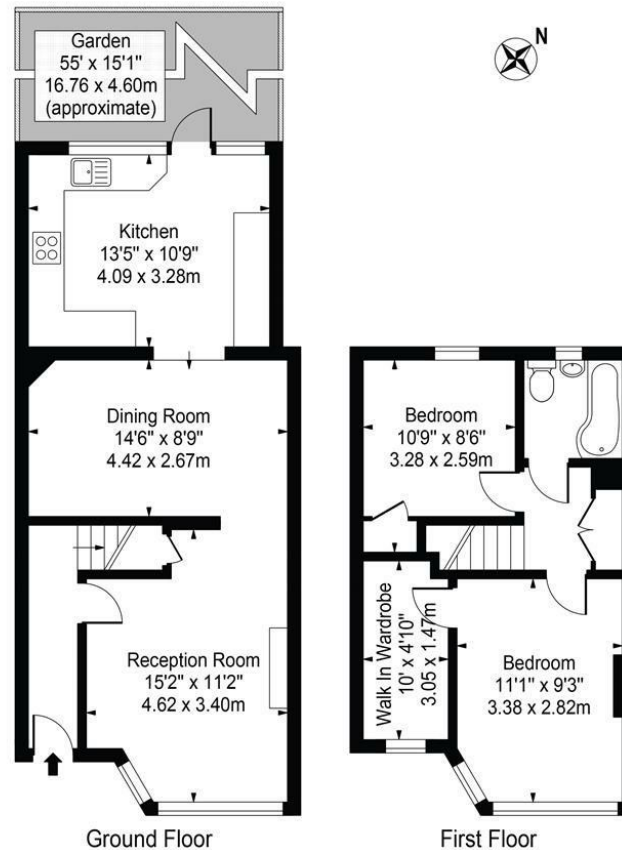








Russell Road, E4
Approx. Gross Internal Area 834 Sq Ft - 77.48 Sq M



For Illustration Purposes Only - Not To Scale

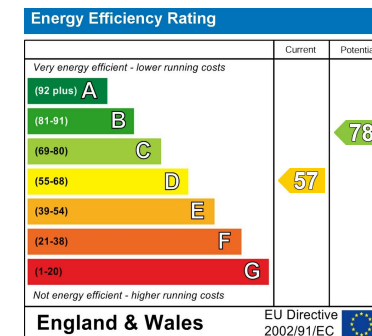
This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

LOCAL AUTHORITY
Waltham Forest

TENURE
Freehold

COUNCIL TAX BAND
D

VIEWINGS
By prior appointment only



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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