



OVER 60?

Secure this property
for up to **59% less!**

Guide Price

£650,000

Freehold

3x  2x  1x 

**Brindwood Road,
London, E4**

 **DOUGLAS
ALLEN**
Helping you move forwards



Main features

- **Spacious 1930's extended house**
- **Close to Chingford Mount Road**
- **Within walking distance on Chingford Foundation School**
- **Outbuilding with electric used as an office**
- **Good sized rear garden**
- **Good bus routes nearby**
- **Ground floor cloakroom**

Accommodation

GROUND FLOOR

Entrance Hall

Lounge : 13'8 x 11'7 (4.17m x 3.53m)

Kitchen: 20'2 x 17'5 (6.15m x 5.31m)

Dining Area : 13'10 x 7'11 (4.22m x 2.41m)

Cloakroom

FIRST FLOOR

Landing

Bedroom 2: 14'0 x 11'4 (4.27m x 3.46m)

Bedroom 3: 11'7 x 11'3 (3.53m x 3.43m)

Study: 6'1 x 5'7 (1.86m x 1.70m)

Bathroom

SECOND FLOOR

Landing

Bedroom 1: 14'5 maximum x 12'9 maximum (4.40m x 3.89m)

En-Suite Shower Room

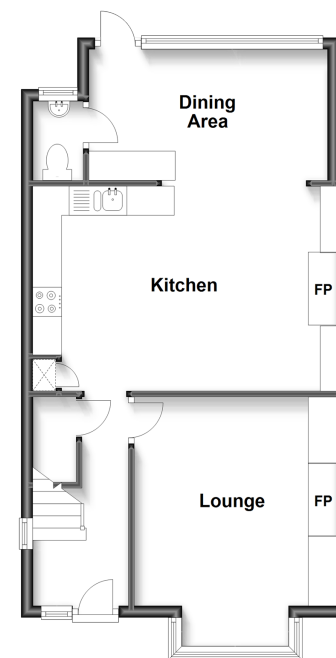
OUTSIDE

Off Street Parking

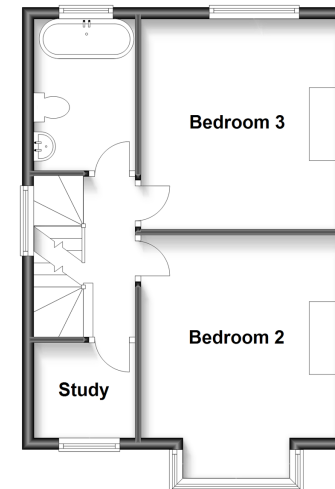
Rear Garden

Outbuilding

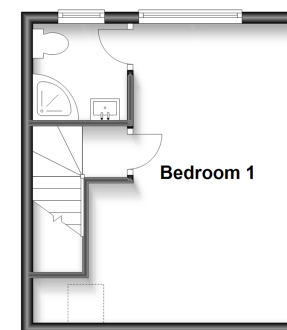
Ground Floor
Approx. 50.3 sq. metres (541.5 sq. feet)



First Floor
Approx. 39.2 sq. metres (421.7 sq. feet)



Second Floor
Approx. 23.3 sq. metres (251.0 sq. feet)



Call Chingford - 020 8524 6331 ■ douglasallen.co.uk

- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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