



Price

£1,500,000

Freehold

5x  1x  4x 

**Glengall Road,
Woodford Green, Essex,
IG8**

 **DOUGLAS
ALLEN**
Helping you move forwards



Main features

- Period home close to Woodford Central line station
- Highly regarded local schools (including grammar/independent/state)
- Local shops, cafes and restaurants within walking distance
- Scope for extending the rear, side and left (STPP)

Accommodation

GROUND FLOOR

- Porch
- Entrance Hall
- Sitting Room: 17'1 x 14'0 (5.21m x 4.27m)
- Dining Room: 19'1 x 11'1 (5.82m x 3.38m)
- Lounge: 17'1 x 13'11 (5.21m x 4.24m)
- Kitchen: 10'9 x 8'4 (3.28m x 2.54m)
- Breakfast Room: 19'0 x 9'7 (5.80m x 2.92m)
- Pantry
- Cloakroom: 7'3 x 5'7 (2.21m x 1.70m)
- Conservatory: 13'11 x 12'9 (4.24m x 3.89m)

FIRST FLOOR

- Landing
- Bedroom 1: 17'2 x 14'0 (5.24m x 4.27m)
- Bedroom 2: 17'4 x 14'0 (5.29m x 4.27m)
- Bedroom 3: 13'2 x 10'10 (4.02m x 3.30m)
- Bedroom 4: 14'4 x 10'10 (4.37m x 3.30m)
- Bedroom 5: 15'6 x 9'0 (4.73m x 2.75m)
- Study
- Bathroom

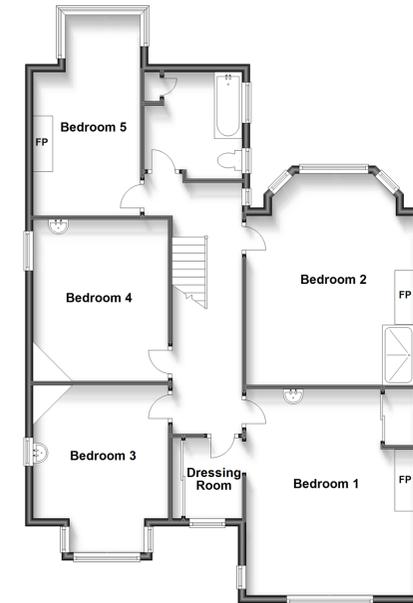
OUTSIDE

- Carriage Driveway
- Attached Garage
- Rear Garden

Ground Floor
Approx. 148.6 sq. metres (1578.4 sq. feet)



First Floor
Approx. 108.5 sq. metres (1167.9 sq. feet)



Call Woodford Green - 020 8505 6343 ■ douglasallen.co.uk

- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- 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



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