



Price

£1,150,000
Freehold

Rous Road, Buckhurst Hill,

Essex,
IG9

Rous Road, Buckhurst Hill,
Essex, IG9

0.2 miles from Buckhurst Hill Station
1.8 miles from Chingford Station
24.0 miles from Stansted Airport



A wonderful semi detached house
within walking distance of the station
and Roding Valley Playing Fields.



5 bedroom semi detached house
0.2 miles from Buckhurst Hill station
Direct access to Roding Valley Playing
Fields from the rear garden
Good selection of schools in the area
Close to the shops and restaurants in
Queens Road





This extended house is in excellent condition and offers good sized accommodation with a beautiful open plan family kitchen/dining area. These areas would be ideal for entertaining during the summer months as the bi-fold doors can be opened directly onto the rear garden.

The rest of the ground floor comprises of a sitting room, cloakroom, a useful utility room and an office for anyone wishing to work from home.

Four of the bedrooms are on the first floor, one with an en-suite dressing area, and a modern four-piece bathroom. On the second floor is a superb bedroom with a free-standing bath, an en-suite cloakroom and amazing views that create a tranquil retreat from the rest of the house.

The house offers views to the rear across Roding Valley Playing Fields and the nature reserve beyond and is ideally located within a short walk of Buckhurst Hill station. Within the area there is also a good selection of schools, shops and restaurants,

making it perfect for people with busy lives that want everything on their doorstep.

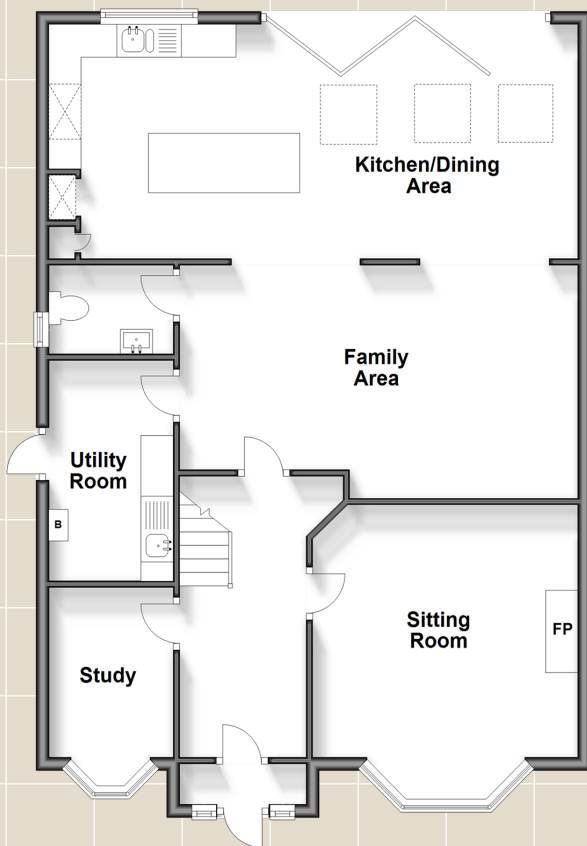
What the owner says...

"Being in walking distance of the local primary school, the tube station and the shops in Buckhurst Hill were the main reasons we bought this house. Plus, the access from the garden to the fields and park.

We completed extensive building works and ended up with our perfect house. It has been a wonderful home to bring our children up in but now they are adults it's time for us to downsize. If we could take the house with us, we would!"

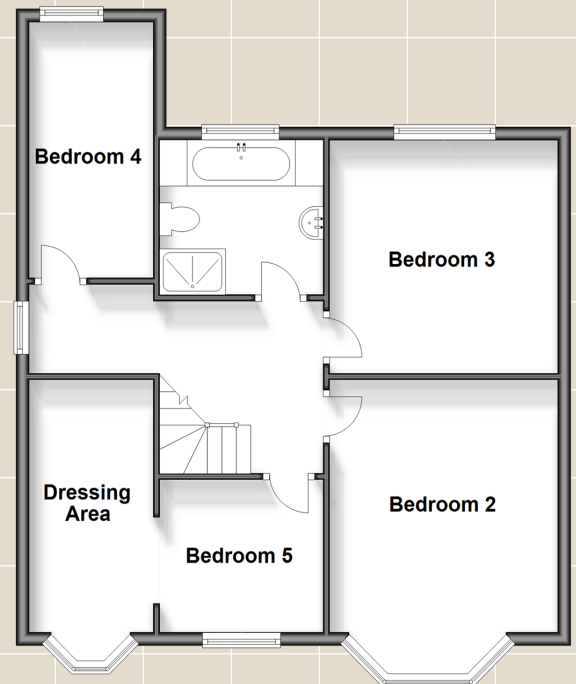
Ground Floor

Approx. 93.3 sq. metres (1004.7 sq. feet)



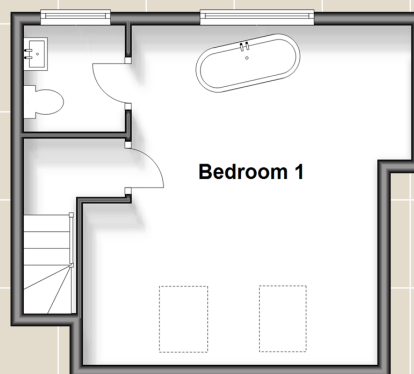
First Floor

Approx. 65.4 sq. metres (703.6 sq. feet)



Second Floor

Approx. 28.8 sq. metres (309.6 sq. feet)



For directions to this property please contact us.

Viewing: Strictly by appointment with Fine & Country's offices in:

Loughton on 020 8418 0018

234 High Road, Loughton, Essex, IG10 1RB

loughton@fineandcountry.com

London office

121 Park Lane, Mayfair, London, W1K 7AG