

83B CHURCHFIELDS, LONDON

Asking Price £550,000 Leasehold
3 Bed Flat



Features:

- New Build Home
- 5 minute walk to South Woodford Central Line Station
- Under floor heating
- Private Parking Space with an EV Charging Point
- Walking Distance to George Lane
- Ground Floor
- Bike Storage
- A Moments Walk To Churchfields Park

Park House is an exclusive new build block of just eight distinctive apartments available in the highly desirable South Woodford. The apartments combine classic good looks with modern luxury living. The elegant exterior references Victorian architecture, this is echoed in the attractive traditional bay windows and the luxurious interior. Inside the open plan flexible spaces are ideally suited to modern living, with stylish contemporary kitchens and sumptuous bathrooms.

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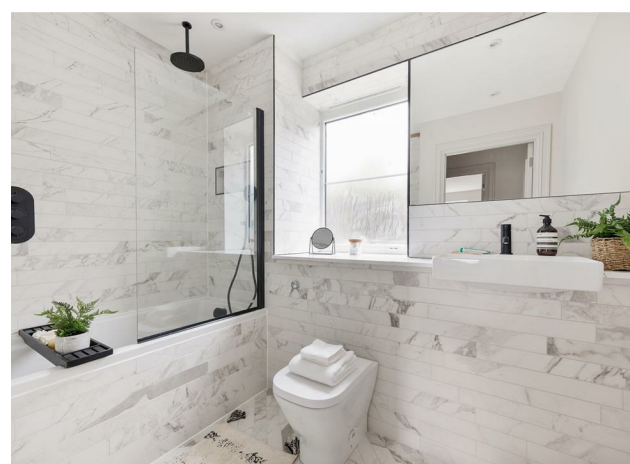
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IF YOU LIVED HERE...

You'd enter your apartment through a grand private front door with a portico, coming into a large, bright entrance hall with a sizeable window, two built-in bespoke storage cupboards, and a door to the impressive open plan main living space. This elegant room has a large bay window, an L-shaped kitchen, and a further east-facing window to catch the morning sun. The considered layout means there's plenty of space for dining and relaxation or entertaining.

Beyond the entrance hall is a rear lobby that leads to the three bedrooms and provides a convenient sound barrier between the living room and sleeping spaces. All three bedrooms have large east-facing windows. The spacious main bedroom has an en-suite shower room, the second bedroom is almost as big as the first, whilst the third bedroom is ideal for use as a guest room, child's room or for working from home. The guest bathroom has a bath with an overhead shower and a large window. The whole apartment has great natural light from large windows which run along three sides of the property, from east to west.

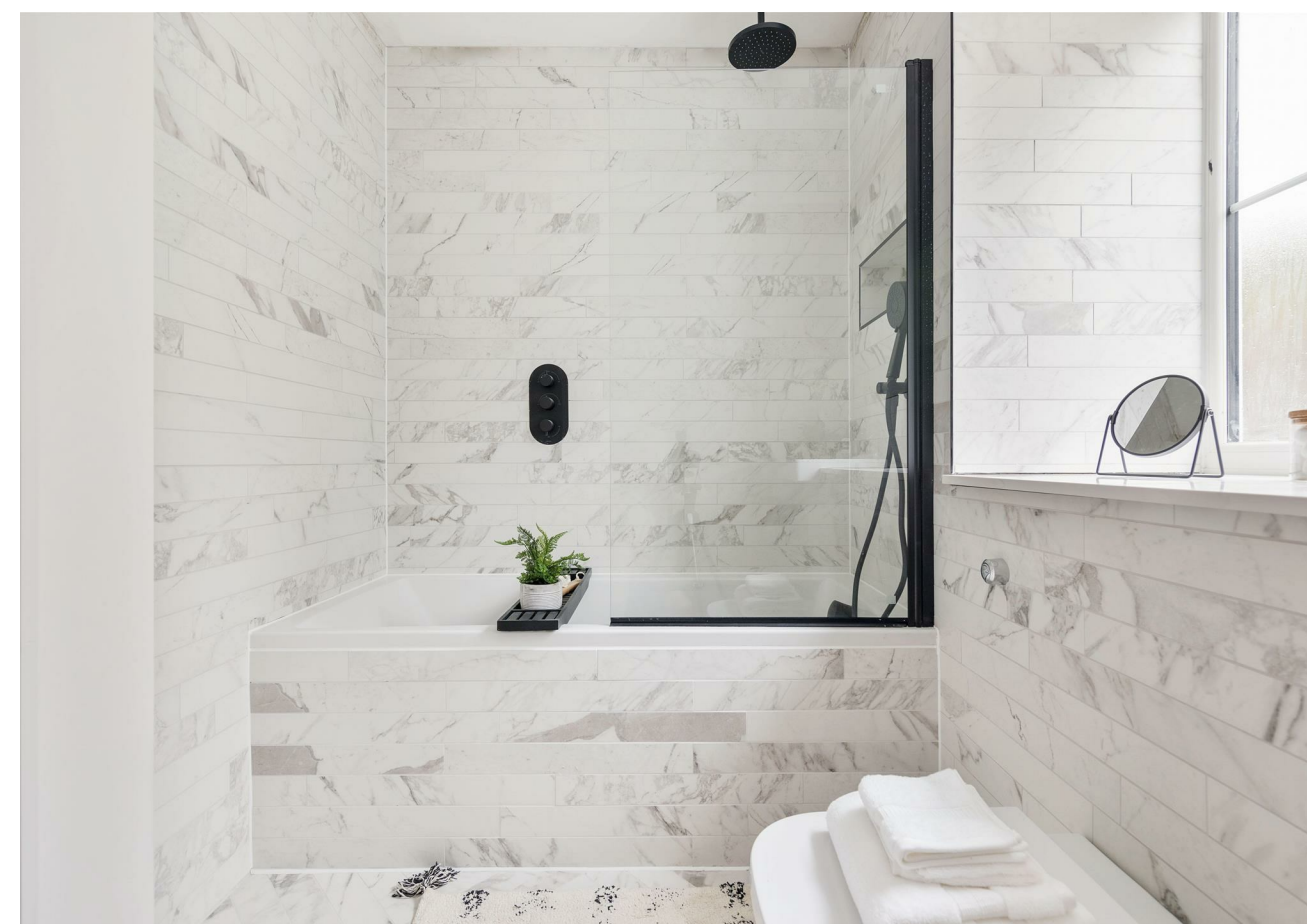
The aesthetic of the apartment brings together the classic and

contemporary, with a monochrome palette showcasing black fixtures against a largely white backdrop. The floors in the main living spaces are oak engineered, with ceramic tiles in the bathrooms and carpet in the bedrooms.

All windows are double glazed, with matt black door furniture. The kitchens and bathrooms have a crisp contemporary feel, with a seamless handleless design and integrated appliances (Bosch or similar) continuing the theme of understated quality and elegance.

Outside, the apartment has a terrace to the front, and access to the residents' private landscaped garden. The apartment has an allocated parking space with an EV charging point, and there's also a secure covered cycle store.

The apartments are ready to move into now.



WHAT ELSE?

You'd be in a prime location between the green spaces of Elmhurst Gardens and Churchfields, and within walking distance of the attractive town centre of South Woodford, with its vibrant mix of independents and national chain stores. The development is conveniently close to the buzz yet hidden away from the hubbub, in a quiet residential cul-de-sac.

Travelling into central London or out of the capital is easy, with a 15 minute walk to South Woodford tube station and journeys of just 18 minutes to the City and 27 minutes to the West End on the Central Line, and excellent road connections. Getting up close to nature is even easier, with Epping Forest and Roding Valley Park both just a kilometre away.

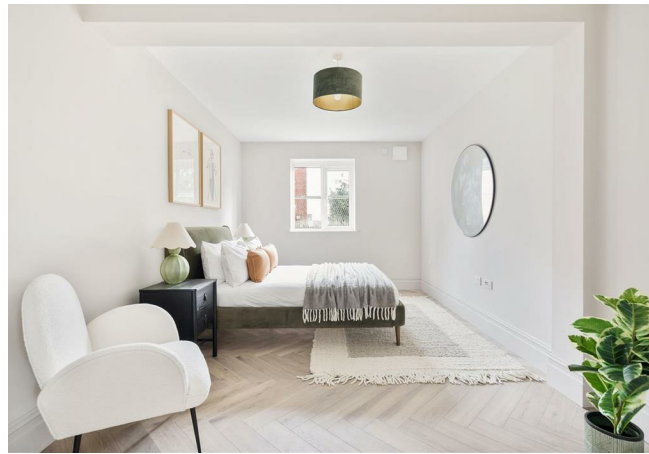
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