

LOT
20

135 The Ridgeway,
Chingford E4 6QU

Guide Price £665,000*

DOUBLE FRONTED HOUSE WITH HMO LICENCE AND DEVELOPMENT POTENTIAL



This large five bedroom double fronted semi-detached house is situated within a popular residential area within walking distance of Chingford Station (TFL zone 5) that provides a direct line into London to Liverpool Street Station. An array of quality restaurants, bars and local amenities are also nearby. Good road links serve the area including the A406, A10 and M11. The house is currently tenanted on a 7 bedroom HMO licence but it is being sold with vacant possession. The property benefits from a large driveway providing off-street parking for 3 cars, a garage, double glazed windows, gas central heating and a very large rear garden that backs onto The Ridgeway Park Tennis Hub. In our opinion there is development potential subject to obtaining any necessary planning consents that may be required. This property will be of interest to investors, developers and end user occupiers.

ACCOMMODATION

Driveway, Entrance Hall, Reception 1, Reception 2, W/C, Kitchen, Dining Room, Utility, Garden, Bedroom 1, Bedroom 2, Bedroom 3, Bedroom 4, W/C, Shower Room, Bathroom, Bedroom 5.

TENURE

Freehold

LOCAL AUTHORITY & TAX RATING

Waltham Forest Council 020 8496 3000
Council Tax Band: F

VIEWING TIMES

Thursday 30th August @ 10am

STARTING BID

FINAL BID

NOTES

SOLD UNSOLD SOLD PRIOR WITHDRAWN