



Brook Rise
Chigwell | Essex | IG7 6AP

SELLER INSIGHT

“ We love how peaceful the house is and the beautiful views of the open space of green that you look out onto makes you feel like you're on your own, with lots of privacy but at the same time in the most convenient location close to everything.

*The location offers absolute tranquillity with almost no cars going nearby. The garden and how spacious the house was made it such a great family home and we have lots of good memories.**

* These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.





STEP INSIDE

Brook Rise

Are you in search of a dream home that offers both comfort and convenience? Look no further! This stunning four bedroom detached house offers a multitude of features and sits on a large plot overlooking a beautiful green.

Situated in an ideal location, this house provides easy access to all the local amenities, with the Central Line station just a short walk away, commuting becomes a breeze. Whether it's work or leisure activities, you'll find yourself conveniently connected. You will also be in the catchment area for some of the best schools in the area.

Upon entering this exquisite house, you will be greeted by a spacious and inviting hallway. The open plan lounge seamlessly merges the dining area, and kitchen, creating a perfect space for entertaining guests or spending quality time with family. The well-appointed kitchen boasts modern appliances, ample storage space, whilst the adjoining dining area provides the perfect setting for intimate family meals or formal gatherings. The house also features four generously sized bedrooms, providing ample space for a growing family or accommodating guests.

The exterior of the house is equally impressive, with a well-maintained garden that offers a peaceful retreat after a long day. The garage provides secure parking for your vehicles, ensuring peace of mind.







Travel Information

Chigwell Station	0.4 miles
Canary Wharf Station	11.5 miles
Liverpool Street Station	12.7 miles
Stansted Airport	23.8 miles

Leisure Clubs & Facilities

Chigwell Golf Club	020 8500 2384
Abridge Golf and Country Club	01708 688396
Top Golf Playing Centre	020 8500 2644
Old Loughtonians Hockey Club	020 8504 4010
David Lloyd Leisure Centre	03451 296793
Chigwell Tennis Club	07779 625918

Healthcare

Chigwell Medical Centre 020 3376 6670
Willows Medical Practice 020 8501 5051
Hainault Health Centre 020 8924 6170

Education

Primary Schools	
Chigwell Primary Academy	020 8500 2666
Limes Farm Infant and Junior	020 8500 7566
Wells Park Primary	020 8502 6446

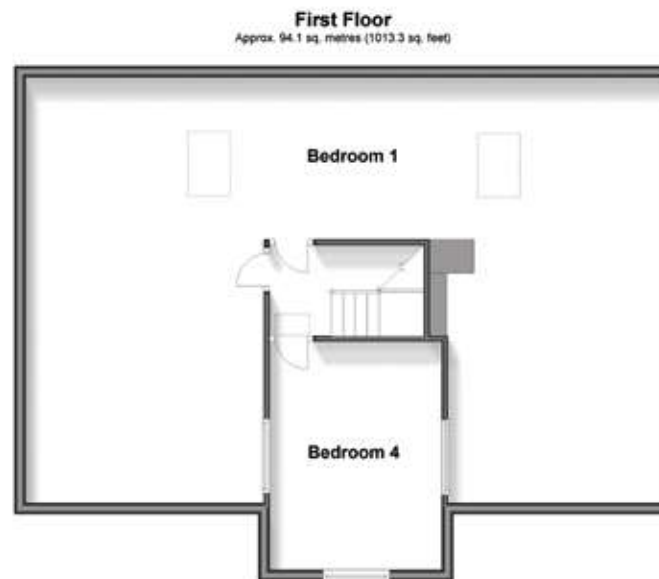
Secondary Schools

West Hatch School	020 8504 8216
The Forest Academy	020 8500 4266
Chigwell School (independent)	020 8501 5700
Bancroft (independent 7-18)	020 8505 4821

Entertainment

Pubs and Restaurants	
King William IV	020 8500 4122
Two Brewers	020 8501 1313
Papillon	020 8500 6080
Casa Pipino	020 8505 6888
Indian Ocean	020 8500 0303

Theatres
CROADS Community Theatre
East London Cabaret
Local Attractions / Landmarks
Epping Forest
Fairlop Waters Country Park



Ground floor

Entrance Hall	
Lounge	16'0 x 12'5
Dining Area	7'11 x 12'11
Kitchen	11'10 x 10'2
Bedroom 2	12'5 x 14'5
Bedroom 3	11'6 x 13'3
Bathroom	
Cloakroom	

First Floor

Landing	
Bedroom 1	24'10 x 14'4 plus 24'10 x 14'2
Bedroom 4	10'4 x 13'7

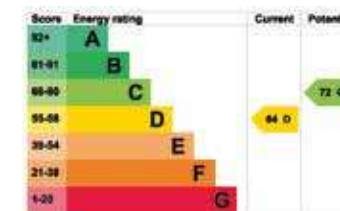
Outside

Garage
Off Street Parking
Rear Garden

£ 1,350,000

Council Tax Band: G

Tenure: Freehold





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