



32 Wickham Road, Highams Park, London, E4 9JR

Offers In Excess Of £600,000

2 Bedrooms / 2 Receptions / 1 Bathrooms

904.00 sq ft

House - Mid Terrace

Council Tax Band: C

Local Authority: Waltham Forest



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

Date: 6/10/2025



Key Features:

- Charming two-bedroom mid-terrace home in the heart of Highams Park
- Bright front reception with feature bay window
- Spacious kitchen/dining room ideal for entertaining
- Located in the heart of Highams Park
- well-proportioned double bedrooms
- Modern family bathroom
- Generous rear garden perfect for outdoor dining and relaxation
- Potential for rear extension and loft conversion (STPP)
- Excellent location close to Highams Park Station (Overground to Liverpool Street)
- Moments from Highams Park Village shops, cafés, and Epping Forest



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		83
(81-91) B		
(69-80) C	72	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

