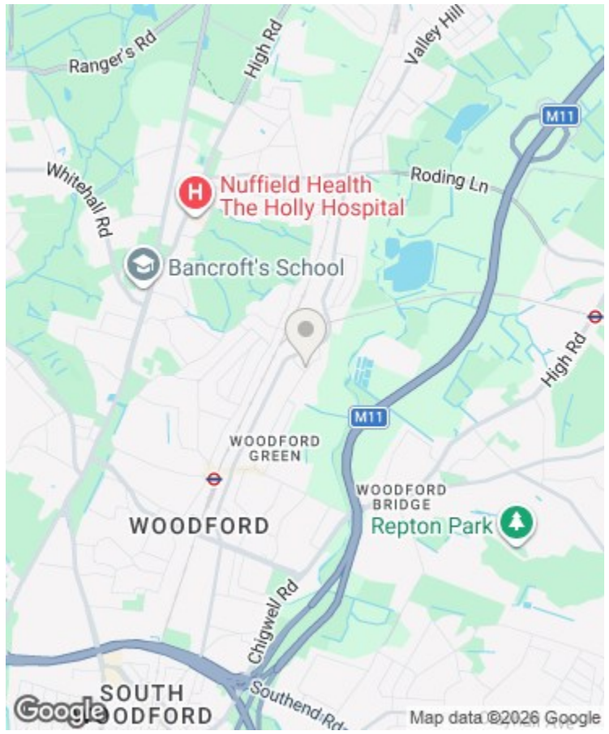


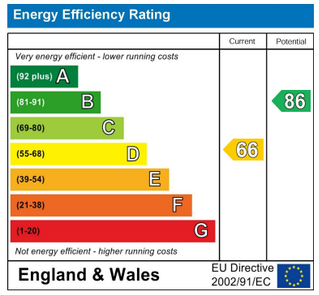
Directions

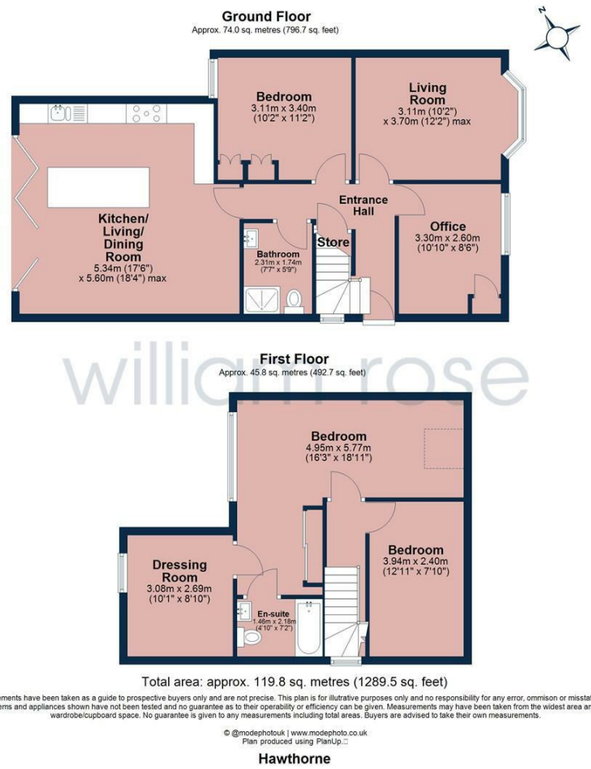
Viewings

Viewings by arrangement only. Call 02085042440 to make an appointment.

EPC Rating

D





475 High Road, Woodford Green, Essex, IG8 0XE
02085042440
sales@william-rose.com
https://www.william-rose.com/

william rose

33 Hawthorn Road, Buckhurst Hill, IG9 6JF

Guide Price £700,000

- Four bedroom bungalow
- Quiet residential turning
- Principal suite with dressing room and en-suite
- Private rear garden
- Near excellent schools and Epping Forest
- Approx. 1,290 sq ft of accommodation
- Large open-plan kitchen/living/dining room
- Ground floor bathroom
- Close to Buckhurst Hill Central Line station
- Bright and spacious

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33 Hawthorn Road, Buckhurst Hill IG9 6JF

An exceptional four-bedroom chalet bungalow providing generous, flexible living space in one of Buckhurst Hill's most sought-after residential locations, moments from excellent transport links, schools and open countryside.

4 | 2 | 2 | D | Council Tax Band: D

Guide Price £700,000 to £750,000

A beautifully presented and generously proportioned chalet-style bungalow offering approximately 1,290 sq ft of well-planned accommodation arranged over two floors, situated on a quiet and sought-after residential turning in the heart of Buckhurst Hill.

This extended property opens into a welcoming entrance hall with useful storage and a ground floor bathroom, setting the tone for the practical layout that follows. To the front of the house is a bright and comfortable living room, ideal for relaxing or entertaining, while a further reception room provides flexible use as a home office, playroom or additional sitting room. There is also a well-sized ground floor bedroom which is perfect for guests, multigenerational living or those seeking single-level accommodation.

To the rear, the house really comes into its own with an impressive open-plan kitchen, living and dining room that forms the hub of the home. This expansive space is ideal for modern family life, with ample room for cooking, dining and informal seating, and excellent natural light creating a warm and inviting atmosphere. It is a room designed equally well for everyday living and hosting friends and family.

Upstairs, the first floor offers two further bedrooms, including a particularly generous principal bedroom. This is complemented by a separate dressing room and a contemporary en-suite shower room, providing a comfortable and private retreat. The additional bedroom is well proportioned and served by the main family bathroom on the ground floor.

Outside, the property benefits from a private rear garden which offers a peaceful space for outdoor dining, children's play or simply unwinding during the warmer months, while the front of the house provides an attractive approach in keeping with the surrounding homes on Hawthorn Road.

Buckhurst Hill is widely regarded as one of the most desirable locations in the area, combining the feel of a leafy Essex suburb with excellent connectivity into Central London. The property sits within easy reach of Buckhurst Hill Underground Station on the Central Line, providing direct access to Stratford, Liverpool Street and the West End, making it ideal for commuters. There are also convenient road links via the M11, M25 and North Circular for those who travel by car.

The area is particularly popular with families thanks to its strong selection of highly regarded state and independent schools, including several well-known primary schools and the Ofsted-rated outstanding Roding Valley High School. For everyday needs, Queens Road offers a vibrant high street with a range of independent cafés, restaurants, boutiques and convenience stores, while larger shopping facilities can be found nearby at Epping, Loughton and Westfield Stratford.

For leisure and recreation, residents are spoilt for choice. The vast open spaces of Epping Forest are just moments away, providing miles of walking trails, cycling routes and green space to enjoy year-round. Local sports clubs, gyms and golf courses are also close at hand, contributing to the strong sense of community and active lifestyle that Buckhurst Hill is known for.

This is a versatile and spacious home in a prime location, perfectly suited to growing families, professionals seeking flexible living space, or anyone looking to enjoy the balance of suburban tranquillity with excellent urban access.

Property Information / Disclaimer

FREEHOLD

EPC Rating: D
Council Tax Band: D - Redbridge

All the information provided about this property does not constitute or form part of an offer or contract, nor maybe it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.