

## Directions

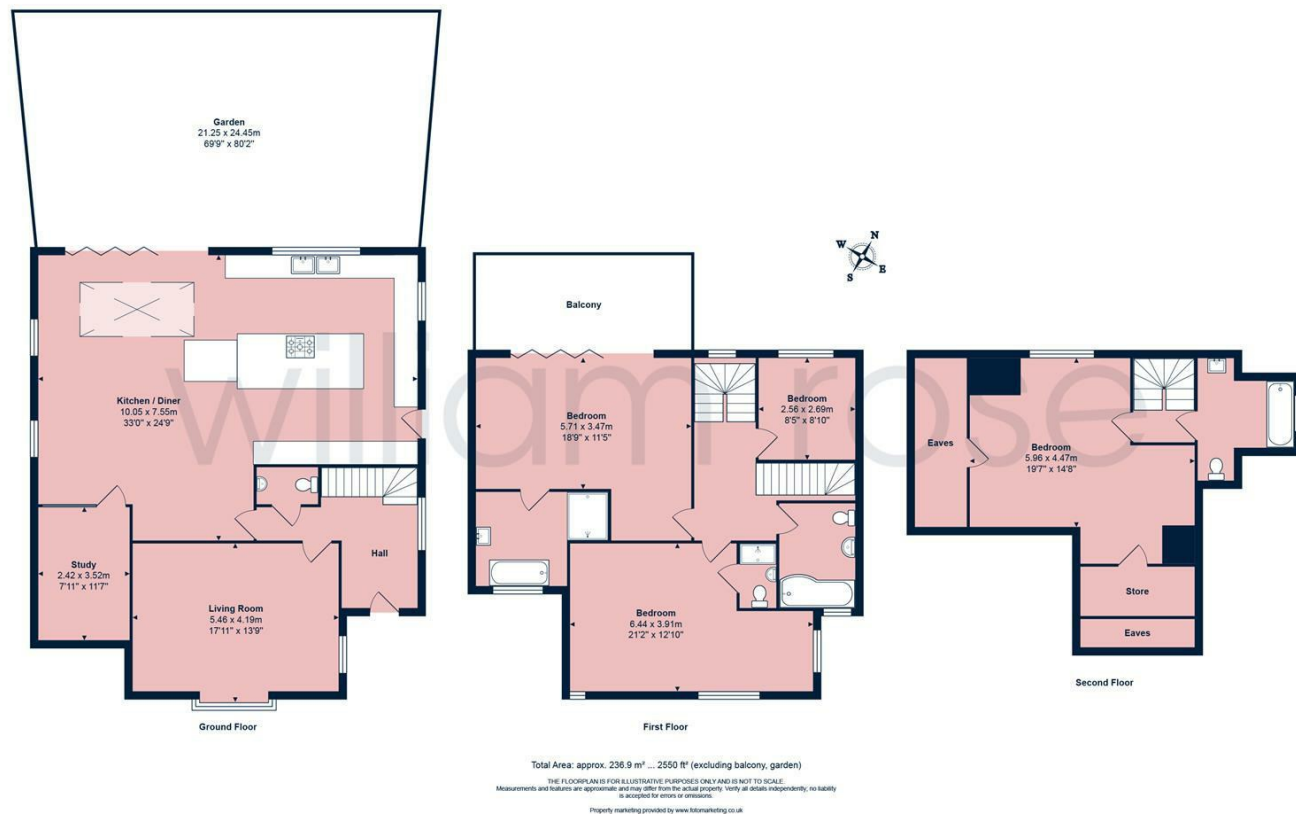
## Viewings

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

## EPC Rating

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			79
(55-68) D		62	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



## 3 Denehurst Gardens, Woodford Green, IG8 0PA

£4,900 Per Calendar Month

- Prime Knighton Estate location
- Fully renovated to a high standard
- Separate living room and study
- Balcony off master bedroom
- Smart lighting, entertainment system & CCTV
- Four bedrooms, four bathrooms
- Spacious open-plan kitchen/diner with bi-fold doors
- Heated swimming pool with changing facilities
- Driveway parking for 3-4 cars
- Close to transport, schools & local amenities

## 3 Denehurst Gardens, Woodford Green IG8 0PA

In the desirable Knighton Estate is this splendid four bedroom four bathroom detached house offering an impressive 2,550 square feet of living space, perfect for families seeking both comfort and style with the added bonus of a heated swimming pool.



Council Tax Band: G



Located on the prestigious Knighton Estate, this exceptional four-bedroom detached residence has been beautifully renovated throughout, combining elegant modern design with thoughtful functionality.

On the ground floor, you are welcomed by a spacious entrance hall with a cloakroom. The main reception room features stylish wood flooring and offers a warm and versatile living space. The heart of the home is the impressive open-plan kitchen/dining area, designed for both family life and entertaining. It includes a sleek fitted kitchen, a large central island, and bi-folding doors opening directly onto the landscaped garden, creating a seamless indoor-outdoor flow. A separate study/home office provides the perfect space for working from home.

The first floor offers a luxurious master bedroom suite with access to a private rear-facing balcony, ideal for morning coffee or peaceful evenings. There are two further generously sized bedrooms on this floor, along with a family bathroom and an additional shower room.

On the second floor, there is a spacious fourth bedroom with its own bathroom, making it perfect for guests, teenagers, or a private retreat.

To the rear, the landscaped garden is a true highlight. It features a heated swimming pool with dedicated changing facilities including a shower and WC — ideal for summer entertaining.

The front of the property offers a smartly finished driveway with parking for 3–4 vehicles.

Additional features include:

A home automation lighting system

Integrated entertainment system

CCTV security system

This is a rare opportunity to acquire a fully modernised detached home in one of Woodford Green's most sought-after locations, offering space, luxury, and exceptional family living.

Area Guide

Denehurst Gardens sits in the heart of the Knighton Estate, one of the most desirable residential areas in Woodford Green, known for its tree-lined roads, attractive detached homes, and peaceful community

feel.

Transport Links:

Woodford Green offers excellent connectivity. Woodford Underground Station (Central Line) is close by, providing easy access to London Liverpool Street, the West End, and Stratford's Westfield shopping centre. The M11 and North Circular Road are also within easy reach, making this a great location for commuters.

Lifestyle & Amenities:

Nearby Queens Road offers a wide range of boutique shops, cafés, restaurants, and everyday amenities. Larger supermarkets and leisure facilities are also within easy reach, making day-to-day living convenient.

Green Spaces:

The area is surrounded by open green spaces including Epping Forest and several local parks, offering ample opportunities for walking, cycling, and outdoor activities.

Schools:

The area is well served by an excellent selection of both state and independent schools, making it a popular choice for families.

EPC Rating: D

Council Tax Band: G (London Borough of 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.