



## REPTON GARDENS, GIDEA PARK

Five-Bedroom Semi-Detached Home | 2342 Square Feet | Rear Garden Approx.  
117' X 42' | Bay-Fronted Lounge | Open-Plan Kitchen/Family Room |  
Utility/Shower Room | Two En-Suites | Bathroom W.C. | Garage | Generous  
Driveway Providing Off-Street Parking | Close to Gidea Park's Elizabeth Line  
Station |



CHARLES STRATTON  
ESTATE AGENTS



Substantial Semi-Detached Residence situated in a popular turning close to shops, local schools, amenities, and Gidea Park's Crossrail Elizabeth Line providing excellent rail links into and across Central London to Heathrow Airport.

The front door opens to a large Entrance Porch with coloured leaded light windows and a black and white mosaic tiled floor with a further door opening to the Entrance Hall. Doors open to a Cloakroom W.C., a Bay-Fronted Lounge and a spacious Kitchen/Family Room measuring and impressive 25'7 X 21'5 which extends through Bi-Folding Doors to a large Sun-Terrace and the Rear Gardens. The Kitchen includes a range of modern High-Gloss Furniture with a contrasting Island and fitted appliances which is open-plan to a Sitting Area and Dining Area which welcomes a wealth of natural light throughout. From here a door opens to a Utility with a Shower and further doors open to the Boiler Room and Garage.

To the first floor there are Five Bedrooms , two benefitting from En-Suite facilities and a Four Piece Bathroom W.C.

The property sits amongst a number of homes with good-sized rear gardens which help to create a beautiful sense of space and privacy to the rear which can only be truly appreciated when visiting this exceptional home.

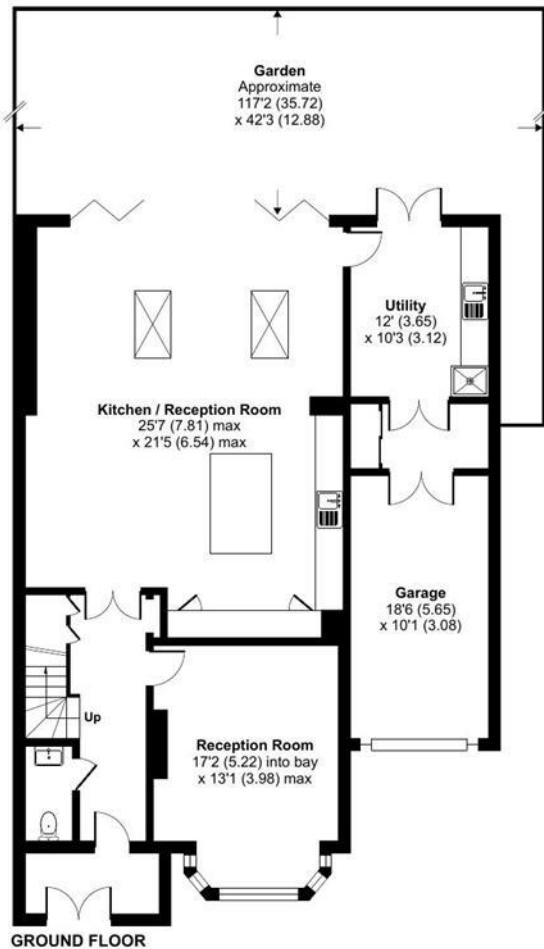
**Tenure: Freehold**

**Parking options: Driveway, Garage**

**Garden details: Rear Garden**







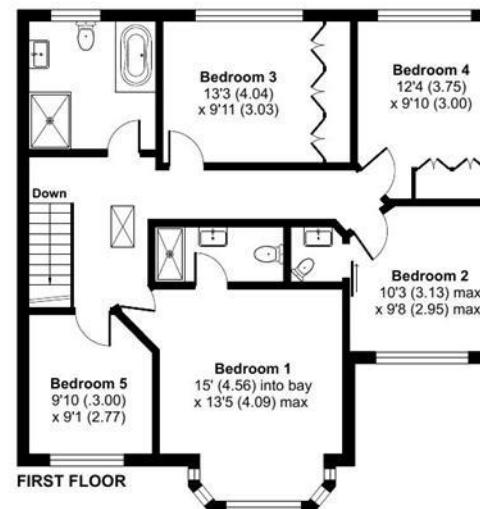
## Repton Gardens, Gidea Park, RM2

Approximate Area = 2161 sq ft / 200.7 sq m

Garage = 181 sq ft / 16.8 sq m

Total = 2342 sq ft / 217.5 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2025. Produced for Charles Stratton Estates Ltd. REF: 1345738

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		71	80
EU Directive 2002/91/EC			
The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.			

Viewing by appointment only  
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