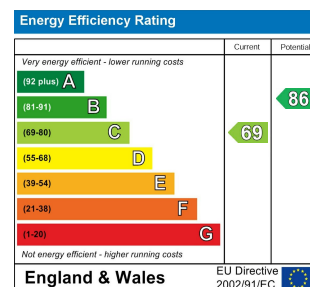


- Reception Room 14'2" x 11'4"
- Reception Room 10'8" x 9'8"
- Kitchen/Diner 17'3" x 10'9"
- Bedroom 15'5" x 11'4"
- Bedroom 10'8" x 9'10"
- Bathroom 8'2" x 5'8"
- Bedroom 10'9" x 8'6"
- Garden 16'4"



ALBERT ROAD, WALTHAMSTOW

Offers In Excess Of £650,000 Freehold 3 Bed House - Semi-Detached



Features:

- Three Bedrooms
- Victorian Terrace
- Sought after Location
- Potential to extend (stpp)
- Short walk to Walthamstow Central Station
- Chain-free

Situated in a fantastic spot in the heart of Walthamstow, this three-bedroom Victorian terrace home is an excellent find for anyone keen to bring their own personality to a property and lay down some roots in a brilliantly family friendly neighbourhood. Not only does it already have a first floor bathroom and two reception rooms, there's also potential to extend it further.

Walthamstow Village is 10 minutes away, while Walthamstow Central station is a similar distance to speedily transport you to the centre of London. St James Street is a couple of minutes further, where you have even more excellent amenities, and the greenery of Walthamstow Wetlands can be found a short stretch beyond.

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E8, E9, E5, N16, E3 & E2
hellohackney@stowbrothers.com
0208 520 3077

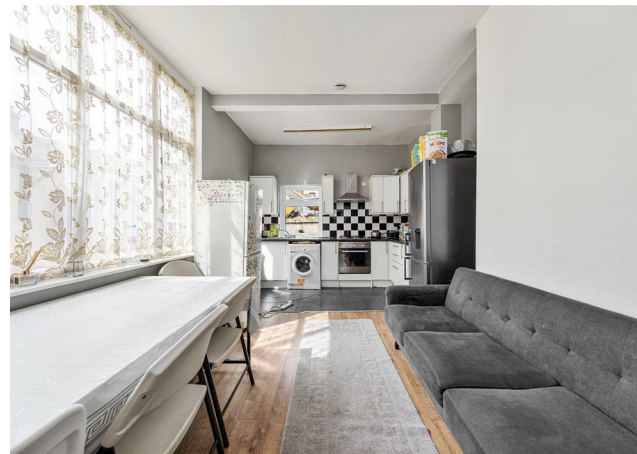
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IF YOU LIVED HERE...

You'll love the feeling of space that this classically period two-storey home provides. You're set up well with the two reception rooms, which will mean everyone in the household can come together and spread out apart. The rear kitchen, which leads out to the secluded garden, is perfectly placed, as is the first floor bathroom. If you're feeling creative, you'll have a fun time creating your mood boards and planning your dream home.

As for the location, there's a reason why this spot is so popular - it's right in the heart of E17's best action, with Walthamstow Village to the east, St James Street to the west, Leyton to the south and Walthamstow Central to the north. Not sure where to start? How about strolling over Hoe Street to Orford Road, where you'll find an amazing selection of eateries, including Poke bowl specialists Peeld, top notch restaurant Eat 17, Orford's Fish & Chips and the Queens Arms gastro pub. Grab a coffee on the way from the recently opened artisan bakery Suba.

Closer to home you'll find Thomas Gamuel Park, with its playground, outdoor gym and rolling lawns, while Walthamstow Wetlands and Lloyd Park are both walkable - or an even quicker bike ride, so there's plenty of greenery too.

As well as having Walthamstow Central station a short stroll away for easy access to the Victoria line and Overground, Walthamstow Queen's Road station is even nearer, with trains running between Barking and Gospel Oak, perfect if you want to nip to the Essex seaside or the open space of Hampstead Heath.

WHAT ELSE?

- Next year you'll also be able to enjoy being just a few minutes from the much anticipated Soho Theatre Walthamstow, which was given a £30m investment as part of the council's London Borough of Culture 2019 commitment to the arts and community.
- Be sure to check out the brand new food court at the 17&Central shopping centre, which is operated by CRATE. There's everything from Vietnamese food to pizza, as well as a brilliant fun mini golf.
- Parents will be pleased to know that there's an abundance of great primary/secondaries in the area.



A WORD FROM THE OWNER...

"The property has been in the family for 37 years and would make a lovely family home. The neighbours are amazing; everyone is so friendly and stops to have a chat. The property is a short walk to Walthamstow Village and the famous Walthamstow Market. Overall we would say it has a great community spirit."

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