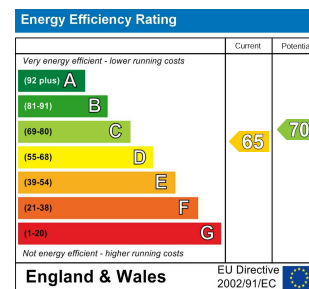


Total Area: 70.4 m² ... 758 ft² (excluding balcony)
 All measurements are approximate and for display purposes only



EVELYN ROAD, WALTHAMSTOW

£1,750 Per Calendar Month
 3 Bed House



Features:

- Available Now!
- Three Bedroom Duplex
- Walthamstow Village Location
- Short Walk to Amenities
- Additional Shed Storage
- On Street Permit Parking Available
- Council Tax Band B
- EPC Rating TBC
- Holding Deposit: Equivalent to One Week's Rent Capped at £400

A healthily proportioned three bedroom duplex apartment in a purpose built complex in the heart of Walthamstow Village. You have stylish Design & Decor and both the amenities of Walthamstow Village and the exciting new neighbourhood of Wood Street are at your fingertips. With Wood Street Station less than half a mile and Walthamstow Central Station less than a mile away on foot, commuting from here is a dream.

The sprawling green woodland of Epping Forest is just a stone's throw away, perfect for morning jogs, evening strolls or weekend picnics. Take a stroll to Hollow Pond and hire a rowboat for a truly relaxing summer afternoon.

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 0203 397 2222

E4 & N17
 hello4@stowbrothers.com
 0203 369 6444

E17 & E10
 hello17@stowbrothers.com
 0203 397 9797

E18 & IG8
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 0203 369 1818

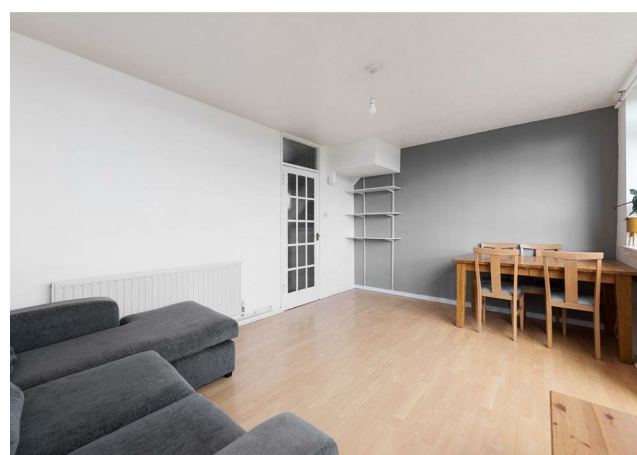
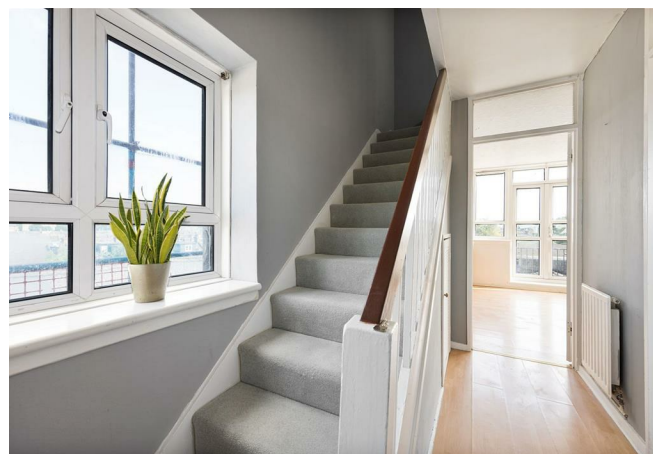
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IF YOU LIVED HERE...

You'd appreciate the benefits of a purpose-built duplex apartment, including a logical layout, good room sizes, and the practicality of having an upstairs and downstairs.

From the moment you enter the apartment you're immediately aware of the advantages of its location, with views over Walthamstow Village through the living room windows. This 15'2" by 11'0" room has plenty of space for sofas and a dining table, great natural light and a door onto the west-facing balcony, which has room for a small café table and chairs and catches the afternoon and evening sun.

The separate kitchen, also a generous size, has a trendy navy blue colour scheme, with wood effect floor cabinets, freestanding appliances, lots of worktop space, and a large window above the sink. There's also an understairs cupboard on this floor.

On the floor above there are three double bedrooms and a bathroom. The main bedroom, which has a built-in wardrobe, measures 8'10" by 13'8" and is flooded with natural light. The second and third bedrooms are both also well proportioned doubles at the rear of the property. The bathroom also features navy walls and has a contemporary suite that comprises a bath with a mixer shower and a fitted washbasin/WC console. There's also a heated chrome towel rail, and good natural

light and ventilation from an opening window.

Recently redecorated, the property is in excellent condition, with white and subtle grey décor, including a grey carpet and modern fixtures and fittings

WHAT ELSE?

- It's a five minute walk to thriving Wood Street with its eclectic selection of independent shops, bars, and cafes, and charming Walthamstow Village all the amenities of Walthamstow town centre are about a mile from your door.
- Wood Street station is less than a 10 minute walk. From here you can be in the City (Liverpool Street) via the overground in just over 20 minutes, or travel one stop to Walthamstow Central and take the Victoria Line to the West End.
- You're a short walk from the western edge of Epping Forest with its 6,000 acres of woodland and grassland, criss-crossed by walking and cycle trails. There's also a local community green space, Bisterne Avenue Park, on your doorstep, and lovely landscaped Lloyd Park (and the William Morris Gallery) are just over a mile away.



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