

WOODLANDS ROAD, WALTHAMSTOW

Offers In Excess Of £825,000 Freehold
3 Bed House - Mid Terrace



Features:

- Three Bedrooms
- Victorian Home
- Mid Terrace
- Well Presented
- Moments from Wood Street Station
- Easy Access to Epping Forest
- Potential to extend (stpp)

This beautifully developed three-bedroom Victorian terrace has been artfully extended to the rear, creating a spacious and stylish family home. There's still scope to convert the loft, offering exciting potential for future growth alongside the already impressive layout.

The interior finish is flawless, with carefully chosen vintage-style touches throughout, such as high-end wooden sash windows and cast iron radiators

Woodlands Road is a quiet, tree-lined road tucked just off the vibrant and fast-developing Wood Street neighbourhood—offering a peaceful setting with easy access to independent shops, cafés and excellent transport links.

REQUEST A VIEWING
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IF YOU LIVED HERE...

There's plenty of space to relax or entertain in this home, starting with the generous 275 sq ft dual-aspect through lounge. Flooded with natural light, it features wide engineered hardwood flooring, a characterful vintage-style mantelpiece, ornate beading, and soft neutral tones that give it a calm, airy feel.

To the rear, the spacious kitchen/diner is another brilliant spot for entertaining. Think hardwood floors, a large bay window perfect for your dining setup, a solid marble worktop, high-spec appliances, smart cabinetry, and a classic butler basin—all blending style and practicality effortlessly.

Step outside and enjoy your south-facing garden, neatly paved and dotted with a lovely mix of mature foliage.

Upstairs, you'll find three immaculate bedrooms, each offering good storage potential. The bathroom is just as stylish, featuring a walk-in shower with striking jade tiling and vintage-style fittings, including a classic towel rail.

You're only seven minutes from Wood Street station, where you can nip to Liverpool Street in 18-20 minutes on the Weaver Overground, or change one stop down the line at Walthamstow Central for the ultra-efficient Victoria line (or walk there direct in 24 mins if that's a better journey for you).

When it comes to green space, you're spoilt for choice. Head towards St Peter-in-the-Forest to enjoy the peaceful beauty of Epping Forest, or stroll the other way to Hollow Ponds for more open greenery and even a boating lake. For something a little different, Fellowship Square is just a 15-minute walk away, with its popular fountains and a calendar of cultural events hosted by the local council—perfect for all ages.

As for food and drink-based perks, you're in luck because Wood Street is thriving... Not only does it look great thanks to the good work of local mural studio Wood Street Walls, but several exciting new stores and eateries have popped up amongst the old favourites, like the brilliantly unique Wood Street Indoor Market and local institution garden centre Lancasters. Not sure where to start? Try the new-ish craft beer bar Wood Street Bear, tasty brunch spot Dudley's and the iconic (thanks to the Real Housewives of E17 Instagram account) Wood Street Bakery (the jalapeño and cheese twist is a must!).

WHAT ELSE?

-You're only a 16 minute stroll to the Ravenswood Industrial Estate, which is home to the ever-popular God's Own Junkyard, as well as Pillars, Malt Haus and Mother's Ruin. -You don't have to travel far to dine in style; Arte E Pasta, an Italian sharing plate restaurant with a focus on hand-made pasta, is a mere 0.6 miles from your home. - Parents will be pleased to learn that you have numerous primary/secondaries nearby, plus plenty of playgrounds and family event programmes.



A WORD FROM THE EXPERT...

"For me it's the sheer variety you find in each pocket of Walthamstow that makes working and socialising here so enjoyable.

Whether it's having a coffee from Perky Blenders, going for a Sunday morning walk in Epping Forest, dropping into one of the local breweries in Blackhorse Road, or catching up with friends in Lloyd Park, the growth and positive changes within E17 have been incredible in recent years."

KIM HEYWOOD
E17 BRANCH MANAGER

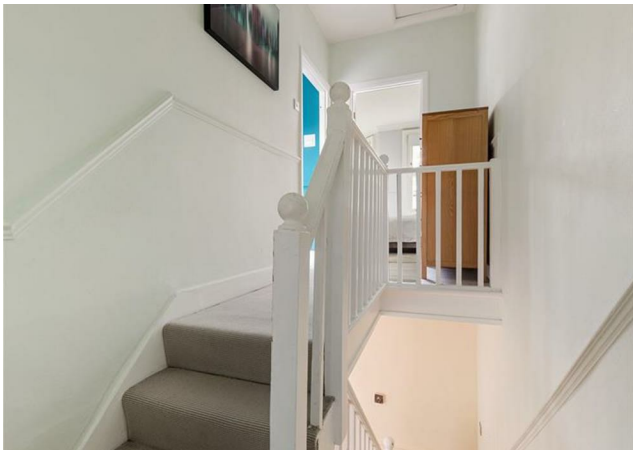
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Reception Room
13'5" x 10'7"

Bedroom
10'8" x 8'10"

Reception Room
14'2" x 10'5"

Bathroom
9'11" x 5'7"

Kitchen
18'0" x 10'5"

Bedroom
8'7" x 7'8"

Bedroom
14'4" x 13'5"

Garden
19'8"



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