



CHURCHILL
estates



Gosport Road,
Walthamstow

Offers In Excess Of
£850,000

Tenure : Freehold

Floor Area : 1098.00 sq ft


Local Authority : Waltham Forest

Council Tax Band : C

Bedrooms : 5

Receptions : 1

Bathrooms : 1

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		84
(81-91) B		
(69-80) C	71	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 



Churchill Estates is proud to present this charming terraced house on Gosport Road in the sought-after area of Walthamstow. Spanning three floors and approximately 1,098 sq. ft, this property offers a spacious layout perfect for a growing family.

As you step inside, you're welcomed by a bright through-lounge, ideal for relaxing or entertaining guests. With five generously sized bedrooms, there is ample space for everyone to enjoy. A convenient shower room and W/C provide comfort for busy mornings and unwinding after a long day.

The rear garden is a true highlight, featuring a variety of fruit trees that add a touch of nature to the property. A large shed offers abundant storage space, making it practical for any household.

Situated close to Walthamstow Queens Road Overground Station, Walthamstow Central, and St. James Street Underground Stations, commuting or exploring the city is effortless. The property is also within easy reach of shops, restaurants, and parks, ensuring that every amenity you need is nearby.

For those looking to add their own touch, this home presents an excellent opportunity, with potential for renovation or extension (STPP). Whether you're in search of a family home with room to grow or a promising investment, this house on Gosport Road is sure to impress.

Don't miss the chance to make this home your own and enjoy all that Walthamstow has to offer. Contact us today on 0208 503 6060 to arrange a viewing and start imagining the possibilities this property holds for you.





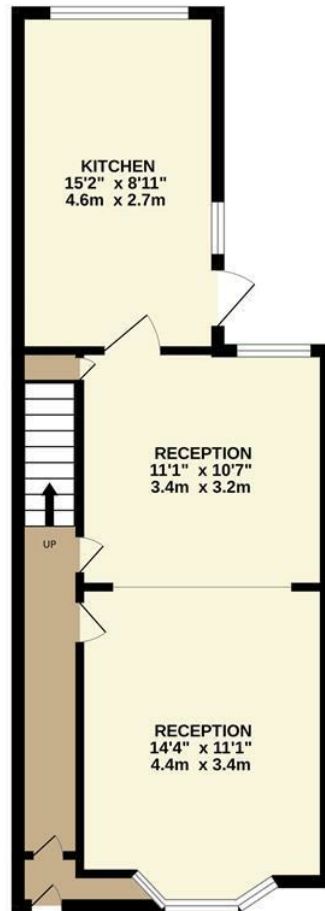


- 5 Bedrooms
- Bright Through Lounge
- Close to St James Station
- Plenty of Potential (STPP)
- Arranged Over Three Floors
- Close to Walthamstow Queens Road
- Close to Walthamstow Central Station

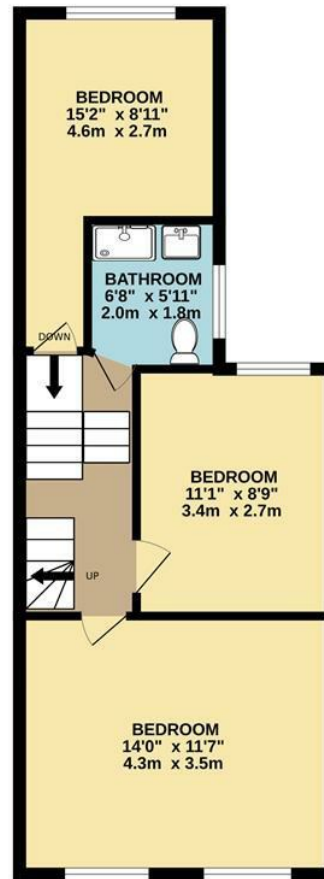




GROUND FLOOR
477 sq.ft. (44.3 sq.m.) approx.



1ST FLOOR
461 sq.ft. (42.8 sq.m.) approx.



2ND FLOOR
406 sq.ft. (37.8 sq.m.) approx.



TOTAL FLOOR AREA : 1344 sq.ft. (124.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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To view call **0208 503 6060**

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