



Energy Efficiency Rating	
	Potential
Very energy efficient - lower running costs	
(92 plus) 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	EU Directive 2002/91/EC



ELMCROFT AVENUE, LONDON

£2,600 Per Calendar Month
 3 Bed House



Features:

- Three Bedroom House
- Large Kitchen Diner
- Modern Decor
- Downstairs WC
- First Floor Family Bathroom
- Semi Detached
- Available to One Household
- Walking Distance to Snaresbrook Station
- Off Street Parking for Two Cars

A handsome and spacious three bedroom semi detached, with huge kitchen/diner and rear courtyard garden. Smartly finished throughout, it's all sat just a short stroll from the shops, bars and transport links of bustling Wanstead High Street.

Your garden's a welcomingly zero maintenance courtyard, BBQ-perfect, flanked by timber fencing and home to a handy shed.

REQUEST A VIEWING
 0203 397 2222

E11, E7, E12 & E15
 hello11@stowbrothers.com
 0203 397 2222

E4 & N17
 hello4@stowbrothers.com
 0203 369 6444

E17 & E10
 hello17@stowbrothers.com
 0203 397 9797

E18 & IG8
 hello18@stowbrothers.com
 0203 369 1818

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

New Homes
 newhomes@stowbrothers.com
 0203 325 7227

Investment & Development
 id@stowbrothers.com
 0208 520 6220

Property Maintenance
 propertymanagement@stowbrothers.com
 0203 325 7228

STOWBROTHERS.COM
 @STOWBROTHERS



IF YOU LIVED HERE...

You'll have over 1000 square feet of living space to stretch out in behind your handsome, 1930s style frontage. Step inside and your substantial through lounge is on the right, full of natural light from the bay window and finished in a pleasant mint green with blonde engineered hardwood underfoot. A set of double internal doors lead on to the star attraction; your kitchen/diner.

This superb space comes in at 300 square foot, with a lengthy chef's island taking centre stage, home to marbled worktops and Dublin sink, below a huge skylight and pendulum lighting. A suite of cream cabinets and high end appliances completes things, with natural light flowing in from bifolding patio doors.

Upstairs, you have three substantial sleepers, and an immaculate family bathroom, decked out with smoky marbled tiles from floor to ceiling, with a shower over the L-shaped tub.

Outside and, as noted, you have Wanstead High Street just a short stroll away. Here in the bustling heart of this ever popular East London village, you'll find a great choice of independent cafes, bars and gastropubs, from former coaching inn The Cuckfield to the salubrious surroundings of The Bull. Snaresbrook tube station is also close at hand, just fifteen minutes on foot for speedy and direct Central line connections to the City and West End.



WHAT ELSE?

- The wide open greenery of Roding Valley Park is just two minutes away on foot, anytime you fancy a morning run or just to lose yourself in nature.
- Thanks to your semi detached status you have handy side access to your garden, and just a little bit of extra peace and quiet.
- You have a large driveway with parking for two cars, and drivers can be on the arterial North Circular in a little over five minutes.

REQUEST A VIEWING
0203 397 2222

FOLLOW US → @STOWBROTHERS
STOWBROTHERS.COM



REQUEST A VIEWING
0203 397 2222

FOLLOW US → @STOWBROTHERS
STOWBROTHERS.COM



REQUEST A VIEWING
0203 397 2222

FOLLOW US → @STOWBROTHERS
STOWBROTHERS.COM