

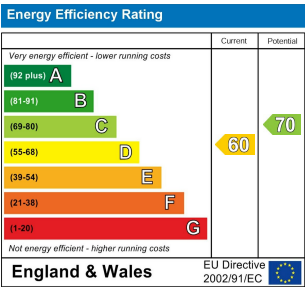
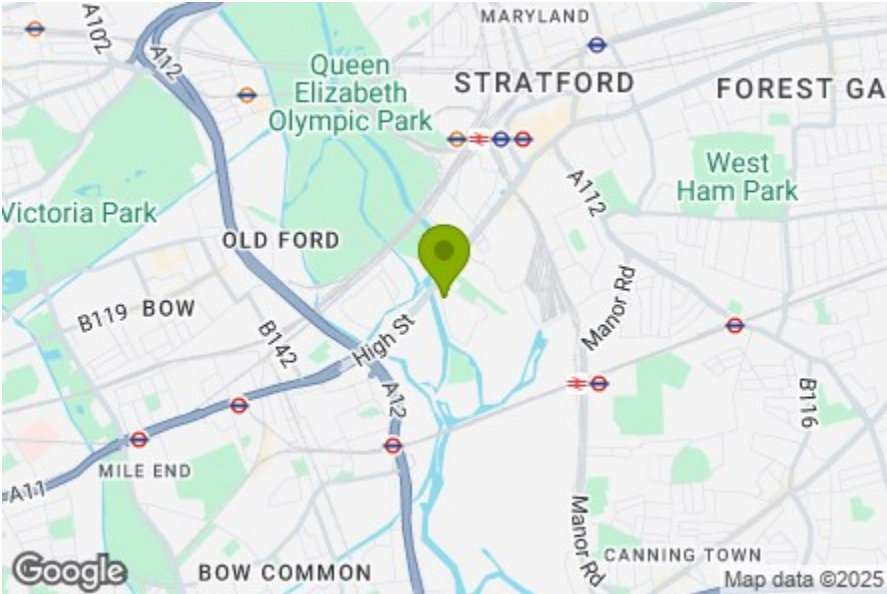
Reception Room
16'11" x 14'5"

Kitchen
5'2" x 13'4"

Bathroom
8'7" x 4'10"

Bedroom
10'7" x 10'11"

Bedroom
6'5" x 9'11"



BISSON ROAD, STRATFORD

Offers In Excess Of £390,000 Leasehold
2 Bed Flat



Features:

- First Floor Victorian Conversion
- Two Bedrooms
- Close to Olympic Park
- Good Decorative Order
- Potential to extend STP
- A stones throw from the Canal
- Close to Bromley by Bow Station

Set on a quiet residential street just moments from the canal, this bright and well-maintained first floor Victorian conversion offers two bedrooms and a stylishly finished interior. Ideally located near the green open spaces of Queen Elizabeth Olympic Park, it also benefits from excellent transport links, with Bromley-by-Bow Station within easy walking distance. There's potential to extend (STP), adding future flexibility to this already appealing home. A great opportunity to enjoy a characterful period property in a vibrant East London neighbourhood that balances calm surroundings with urban convenience.

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IF YOU LIVED HERE...

Entering the home, you're greeted by a bright hallway where soft grey carpet leads you up the stairs to the first floor. The landing opens out with crisp white walls and traditional balustrades, while light from the rooms beyond gives everything a welcoming, open feel.

At the front, the reception room is bathed in sunlight streaming through sash windows dressed with classic white shutters. The generous layout offers plenty of room to stretch out and relax, or to gather comfortably around a dining table when entertaining.

Just along the hall, the main bedroom offers a peaceful retreat. A side-aspect window lets in gentle light, while rich wall tones add warmth and depth. The alcove provides a handy spot for storage or hanging space, and the overall feel is one of quiet comfort. Next door, the bathroom is tiled from floor to ceiling in soft neutrals, with a frosted window above the bath allowing in light while maintaining privacy. A full-sized tub and overhead shower complete the picture. At the back, another bedroom looks out over the rear of the home. Light and neutral, it's ready to become whatever you need, whether that's a bedroom, nursery or dedicated workspace. Finally, the galley kitchen is both bright and practical, with glossy white cabinets, wood worktops and a tiled splashback. A window at the far end keeps the space fresh and airy, while everything you need is neatly to hand.

Step outside and you're perfectly placed to enjoy the best of East London living. Just minutes away, The Print House at Jim & Tonic serves up riverside drinks and street food in a relaxed, stylish setting, ideal for sunny afternoons or laid-back evenings with friends. The neighbourhood is alive with characterful pubs and independent bars, from cosy locals to vibrant modern spots, each offering its own distinctive charm.

Just around the corner, Queen Elizabeth Olympic Park invites you to explore landscaped gardens, scenic canal paths and wide-open lawns. It's a perfect escape for weekend picnics, outdoor workouts or simply unwinding in nature. Cycling is a joy here too, thanks to a network of dedicated bike routes in and around the park. The nearby Greenway and canal paths provide peaceful, traffic-free journeys, while Cycle Superhighway 2 and National Route 1 keep you easily connected to the rest of the city. When it comes to shopping, dining and entertainment, Westfield Stratford is within easy reach, bringing together high street favourites, designer labels, global cuisines, rooftop bars and a cinema, all just a short stroll from your door.

WHAT ELSE?

When it comes to getting around, you're spoilt for choice. Bromley-by-Bow and Stratford Station are both reachable in under 15 minutes on foot, offering swift access to the Underground, Overground, DLR and National Rail. For even faster connections, Stratford International is just beyond Westfield, linking you to central London and beyond in no time. Whether you're commuting, exploring the city or planning a weekend escape, the transport options here make everyday travel smooth, flexible and convenient.



A WORD FROM THE OWNERS...

"We have loved Bisson Road for the last 8 years! The flat is charming, big windows flood the sitting room with light, and its more modern features maximise the space and the light. We've enjoyed having friendly neighbours, there's a great community spirit on the quiet road. We've spent many of our weekends walking in the Olympic Park and up to Hackney Marshes. The opening of East Bank means we've also had the pleasure of the iconic Sadlers Wells on our doorstep, which we've made the most of, often making last minute weekday visits. Being so close to the canal means we can walk along the towpath into Hackney Wick, where we regularly visit its many restaurants and bars. With all the transport links available from Stratford, Bromley-by-Bow, Pudding Mill Lane, we love having London at our fingertips. As you can probably tell, we absolutely love the flat and the area - so much so, we'll be upsizing just around the corner! We hope the next people in the flat love it just as much as we have."

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