



Entrance Hall
15'5" x 11'3"

Reception Room
14'11" x 14'11"

Reception Room
17'0" x 13'10"

Kitchen
9'8" x 9'7"

Bathroom
8'2" x 6'6"

Bedroom
9'3" x 8'3"

Bedroom
14'11" x 14'11"

Bedroom
13'8" x 10'0"

Bedroom
13'8" x 13'3"

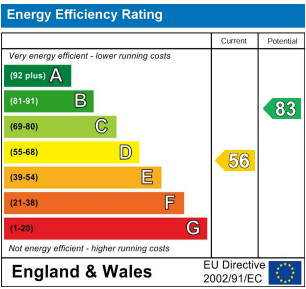
Lean to
9'10" x 6'6"

Conservatory
17'3" x 10'4"

Garden
147'7"

Drive
42'7"

Garage
16'0" x 8'4"



THE AVENUE, WANSTEAD

Offers In Excess Of £2,000,000 Freehold
4 Bed House

Features:

- Four Bedroom Freehold House
- Prestigious Location
- Large Plot Perfect for Re-Development
- Huge Rear Garden
- Parking for Several Cars
- Offered Chain Free
- Close to Tube Station & Wanstead High Street

Set on a generous plot in a desirable residential enclave, this four-bedroom freehold house is brimming with possibility. The rear garden stretches approximately forty-five metres—an extraordinary expanse that opens up endless opportunities for landscaping, extension, or outdoor living. Off-street parking for multiple vehicles adds further appeal. Offered chain-free, the property is perfectly suited to those seeking a bold renovation or redevelopment project in a prime East London location. Rarely does a home with this scale, setting and scope come to market. Whether you're dreaming big or planning a forever home, this is a compelling blank canvas to bring your vision to life.



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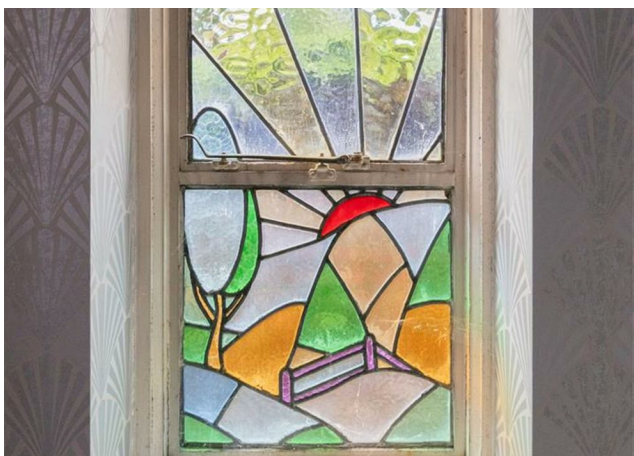
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IF YOU LIVED HERE...

This detached property is a rare and rewarding find—an architectural nod to Tudor Revival style, complete with exposed timber detailing, leaded windows, and a striking gabled frontage. Its generous proportions and unmistakable presence speak of a bygone era, full of charm and craftsmanship, now waiting for a new chapter. The frontage is broad and inviting, with a large bay window, ample driveway parking, and a garage set to the side. The structure offers the perfect canvas for restoration and reinvention.

Inside, the main entrance opens into a wide and airy hallway, naturally lit and offering immediate views through to both reception rooms, the kitchen, and the staircase beyond. A separate side entrance introduces a more informal route into the home, ideal for future layout flexibility. The front reception is lit by a curved bay window, while the rear room flows into the conservatory and features colourful stained glass, one of several original details that speak to the home's history. Both rooms are spacious, full of opportunity, and ready to be reimagined. A ground floor WC adds useful convenience.

At the back of the home, the garden is vast and unspoilt. Mature trees and wild planting offer a wonderfully private outlook and limitless scope, whether you envision landscaping, extending, or simply enjoying the space as it is.

Upstairs, four bedrooms await transformation, each with its own outlook and personality, including further glimpses of stained glass. A bathroom with natural light sits beside a separate WC, adding flexibility for family life. This is a home with heart, history, and endless opportunity, ready to be brought back to life.

The area offers a brilliant blend of village charm and green space, all within easy reach of central London. Wanstead High Street is just a short stroll away, home to independent favourites like Bobo & Wild for coffee and brunch, and Luppolo, a well-loved spot for wood-fired pizza. The Cuckfield pub serves as a cosy local for drinks, while Toby Carvery offers relaxed dining in generous portions. For outdoor space, Wanstead Park and the wide open expanse of Wanstead Flats are both close by, ideal for walks or family afternoons. Families will also appreciate the strong local schooling, with the highly regarded Nightingale Primary among the many options nearby.

WHAT ELSE?

Wanstead Station is just over five minutes away, providing fast, direct access to central London via the Central Line. The area is also well served by bus routes, connecting you to nearby neighbourhoods such as Leytonstone, Snarbrook, South Woodford and Walthamstow, making travel across East London easy.



A WORD FROM THE EXPERT...

"Being a country girl at heart, for me Wanstead is the perfect blend of village/city living. With excellent transport links into the city, I often meet up with friends to explore the wonders of London. But I also enjoy going for long, leafy walks with Hollow Ponds and Wanstead Park on my doorstep. I was first attracted to Wanstead by its charming High Street, lush green spaces and choice of excellent schools. Since moving here, I have discovered some new favourites — for breakfast La Bakerie, lunch at Otto and The Duke for thebest roast around. I love to stay active, and here in Wanstead you have lots to choose from. From organised yoga at Christ Church Green, personal training sessions at Target Fit or jogging around the various nature trails of Epping Forest. There is a great sense of community here in Wanstead, with informative Facebook groups, street parties, a monthly farmers' market and the local jumble trail. I have made many friends locally, there is a genuine community spirit here and I am proud to call Wanstead my home."

KYLI CLAYTON
E11 BRANCH MANAGER

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