



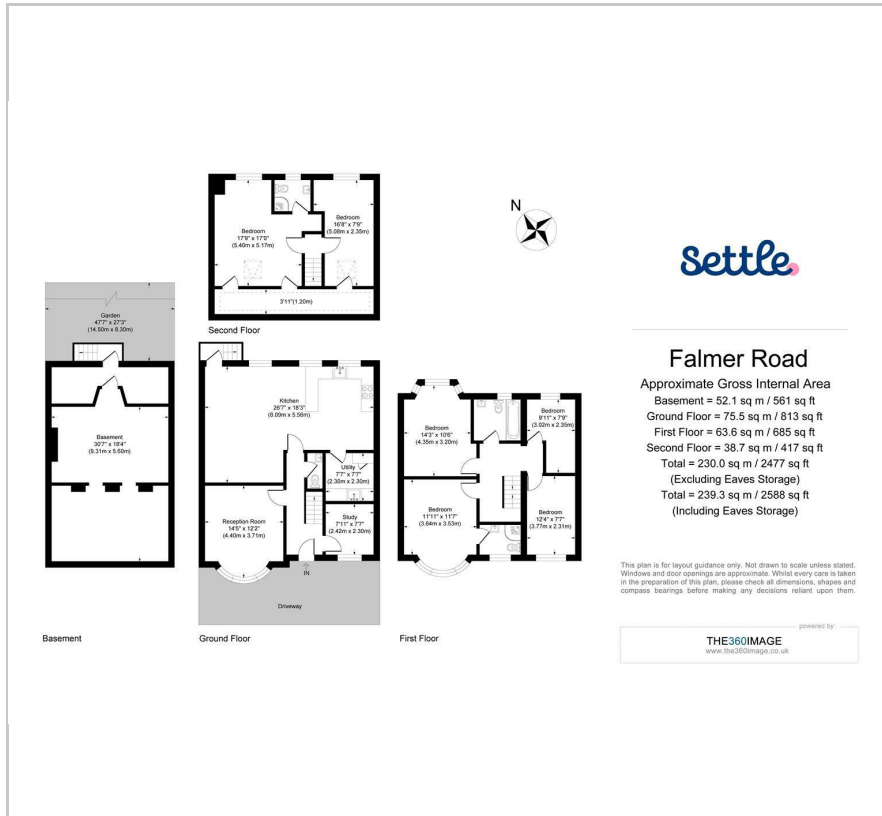
Falmer Road

, London, E17 3BJ

Offers in excess of £1,300,000



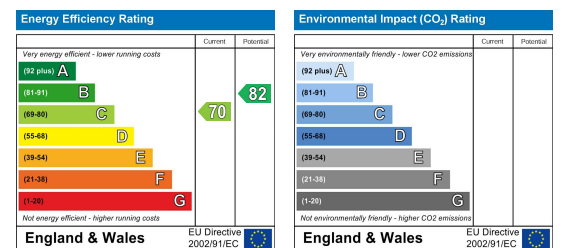
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Settle Office on 0208 124 2522 if you wish to arrange a viewing appointment for this property or require further information.

- Beautifully Presented Throughout
- Set Across Three Floors
- Central Walthamstow Location
- Off Street Parking
- Chain Free
- Open Plan Kitchen/Diner
- Large Rear Garden
- 0.5m To Walthamstow Central Station
- Basement
- 2477 Sq Ft (230 SQ M)



A meticulously designed end-of-terrace double fronted 1930s home spanning more than 2,400 sq ft in size. Nestled in a coveted Walthamstow location, this rare gem boasts an expansive layout throughout that you will certainly not want to miss.

Upon entry, you are greeted with a spacious entrance hallway allowing access to two separate reception rooms on both sides. The bay window in the reception room to the left floods the room with natural light and offers more usable space. Further down the hallway is a conveniently placed WC.

The heart of this beautiful home, where culinary mastery meets architectural splendour, is undoubtedly the open-plan kitchen and dining space with its captivating blend of innovative design and luxurious functionality. This is the complete family room which has been finished with spot lights and high tech appliances. A separate utility room completes the ground floor of this charming home.

Ascending to the first floor, discover four generously sized bedrooms, with the larger bedroom located at the front of the house accompanied by a luxurious en suite shower room. Additionally, a stunning bathroom awaits, which has been finished to a high standard in keeping with the rest of the property.

The second floor of the property comprises of two double bedrooms with the main bedroom again including a stylish en suite shower room. The second bedroom is currently used as a walk in wardrobe but is certainly sufficiently sized to be used as another bedroom should you wish to.

The garden is a stunning oasis which has been lovingly landscaped by the current owners. Mainly laid to lawn, this generously sized rear garden includes a patio area to the front and shrubbery either side. Additionally there is off street parking available to the front of the property and includes a Tesla charging point.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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