



Castles

ASKING PRICE

£1,100,000

Cleveleys Road

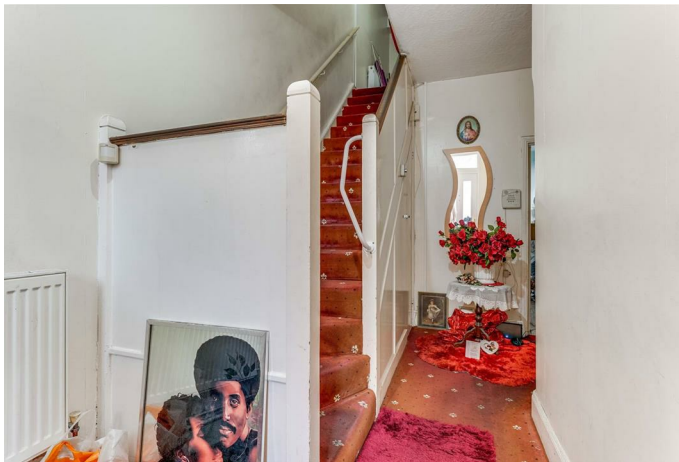
London, E5 9JW



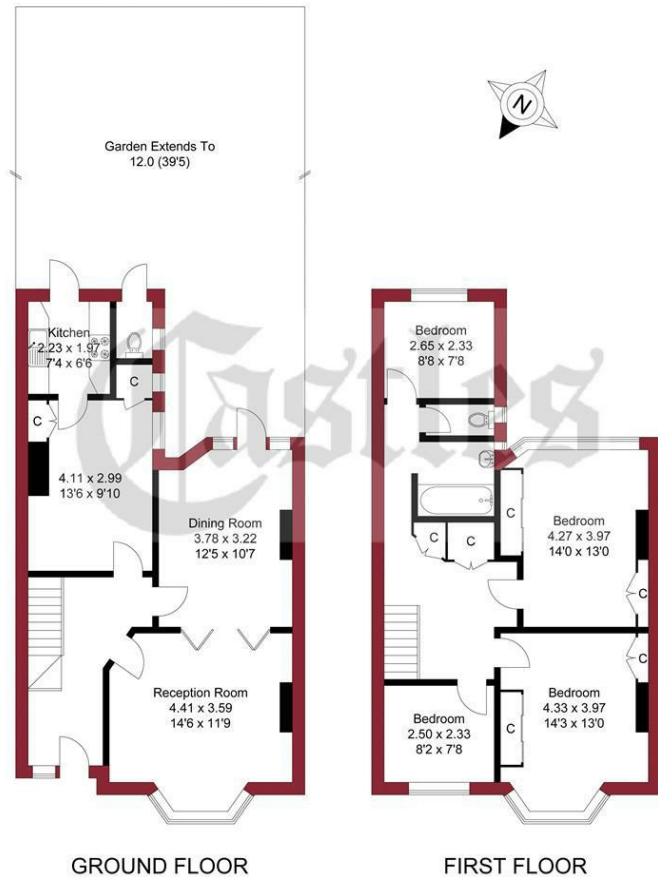
PROPERTY SUMMARY

Castles are delighted to offer this rare opportunity to transform a spacious four-bedroom period home on the ever-popular Cleveleys Road, in the heart of E5. This charming property offers generous proportions throughout and a wealth of potential, a true blank canvas for those with the vision to create a bespoke living space. With four well-sized bedrooms, ample living areas, and a sizeable rear garden, the home is ideal for growing families or buyers seeking a rewarding renovation project. The flexible layout lends itself to reconfiguration or extension (STPP), allowing you to tailor the space to suit your lifestyle. Perfectly positioned within a sought-after neighbourhood, residents benefit from easy access to local shops, green open spaces, and a range of highly regarded schools. Popular nearby options include Millfields Community School, Rushmore Primary, and Mossbourne Community Academy, all known for their strong reputations and excellent Ofsted ratings. These schools, along with several nurseries and early years providers in the area, make the location particularly attractive for families with children of all ages. There is no shortage of green space either, with Hackney Downs, Millfields Park, Walthamstow Marshes, and tranquil riverside walks along the River Lea all just a short stroll away perfect for weekend outings, exercise, and dog walks. Transport links are excellent. Clapton Overground Station is within walking distance, offering direct services to Liverpool Street. Hackney Downs and Rectory Road stations, along with several bus routes via Upper and Lower Clapton Roads, provide swift access across London. Cyclists will also appreciate the dedicated paths through Hackney Marshes and beyond. Ready for a contemporary makeover, this home presents an exciting opportunity to create something truly special in a thriving, well-connected part of Hackney.





APPROXIMATE GROSS INTERNAL AREA
122.99 sqm / 1323.85 sqft



THIS PLAN IS FOR ILLUSTRATION ONLY AND MAY NOT BE
REPRESENTATIVE OF THE PROPERTY

A guide to the area

Transport

The area is served well through a network of local bus routes and train services. (Hackney Downs Main Line Station into Liverpool Street and Homerton & Hackney Central Stations on the North London Line

Shopping And Leisure

A diverse selection of shops, restaurants, bars and cafés accompanied by an array of local heritage sites, theatres and recreational facilities can be sourced locally.

Directions to the office

If you are visiting the office by car you will find parking in the side roads off Lower Clapton Road or pay & Display directly outside our office in Median Road. (Turn into Powerscroft Road(one-way) and right again into Median Road).



House - Terraced

Freehold

Council:

Council Tax Band: D

Lease Remaining: n/a

Service Charge: n/a

Ground Rent: n/a

Energy Efficiency Rating		
	Current	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	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



OFFICE ADDRESS

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OFFICE DETAILS

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