



Guide Price
£635,000

Freehold

3x  1x  1x 

**Falmer Road,
Walthamstow, E17**

OVER 60?

Secure this property
for up to **59% less!**

 **DOUGLAS
ALLEN**
Helping you move forwards



Main features

- 1930's terraced house
- Large reception
- Double bedrooms
- Good size garden
- Potential to extend the kitchen and convert the loft
- Great location, close to Walthamstow Central and local amenities

Accommodation

GROUND FLOOR

Lounge: 27'2 x 10'7 (8.29m x 3.23m)

Kitchen: 9'2 x 7'0 (2.80m x 2.14m)

FIRST FLOOR

Bedroom 1: 13'9 x 11'4 (4.19m x 3.46m)

Bedroom 2: 13'2 x 10'3 (4.02m x 3.13m)

Bedroom 3: 9'1 x 6'4 (2.77m x 1.93m)

Bathroom: 7'5 x 6'1 (2.26m x 1.86m)

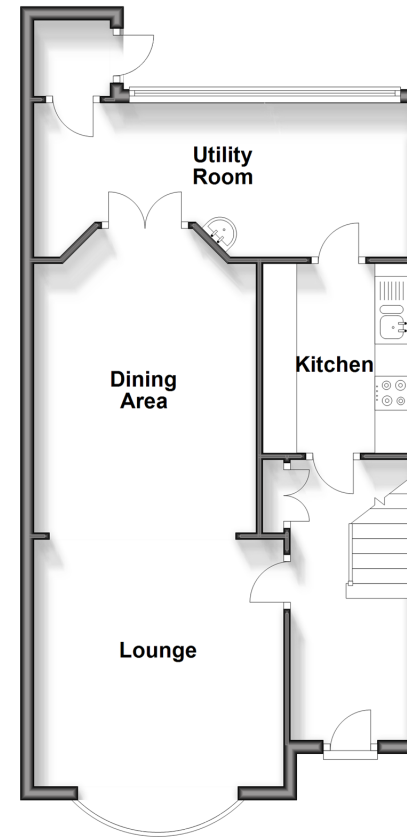
OUTSIDE

Front Garden

Rear Garden

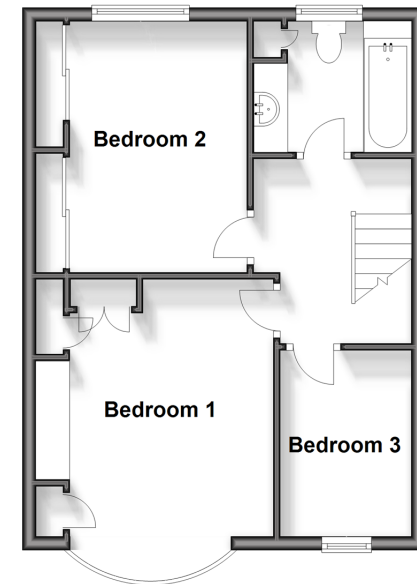
Ground Floor

Approx. 56.5 sq. metres (607.9 sq. feet)



First Floor

Approx. 42.6 sq. metres (458.4 sq. feet)



Call Walthamstow - 020 8509 0092 ■ douglasallen.co.uk

- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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