



Price
£520,000

Freehold

3x  1x  1x 

**Clacton Road,
Walthamstow, E17**

 **DOUGLAS
ALLEN**
Helping you move forwards



Main features

- Great location
- Renovation project
- Good size garden
- Opportunity to extend (STPP)

Accommodation

GROUND FLOOR

Lounge: 13'0 x 10'7 (3.97m x 3.23m)

Kitchen/Diner: 11'4 x 11'3 (3.46m x 3.43m)

Bathroom: 8'6 x 5'6 (2.59m x 1.68m)

Conservatory

FIRST FLOOR

Bedroom 1: 14'11 x 10'4 (4.55m x 3.15m)

Bedroom 2: 11'9 x 8'4 (3.58m x 2.54m)

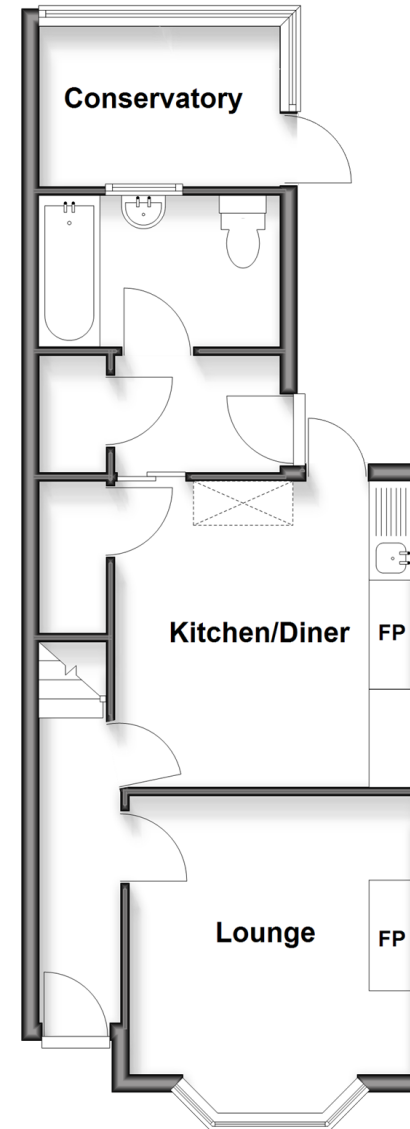
Bedroom 3: 10'3 x 8'6 (3.13m x 2.59m)

OUTSIDE

Rear Garden

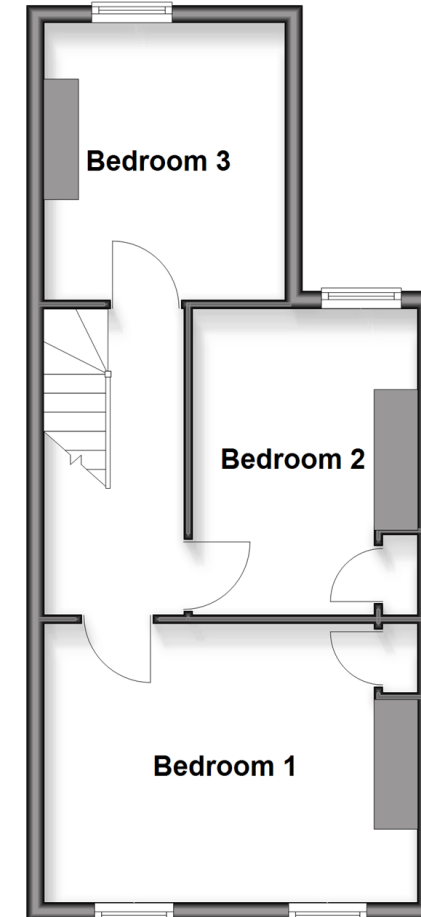
Ground Floor

Approx. 37.3 sq. metres (401.6 sq. feet)



First Floor

Approx. 37.7 sq. metres (405.3 sq. feet)



Call Woodford Green - 020 8505 6343 ■ douglasallen.co.uk

- If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
- 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



53117997/20251018/KS/DM