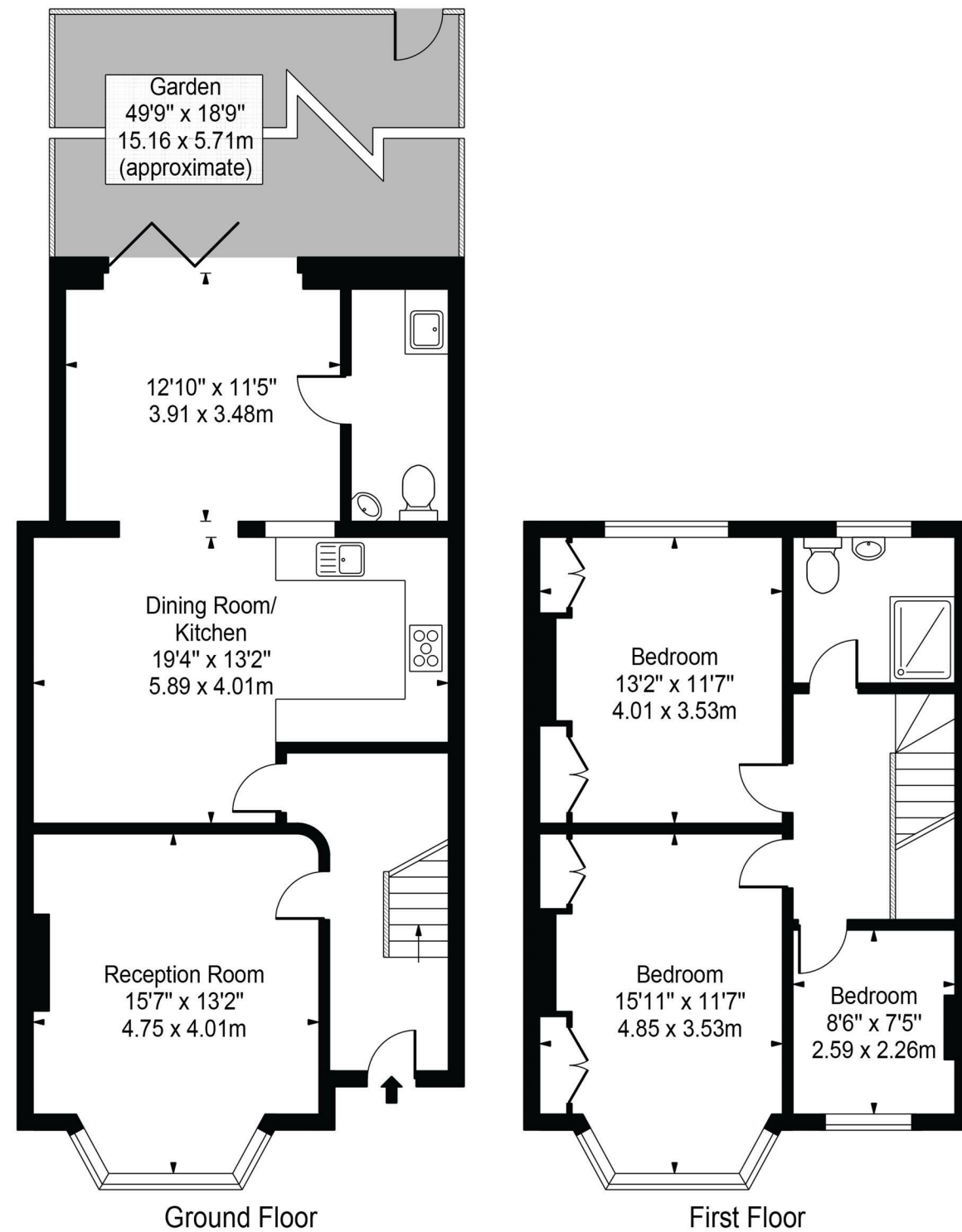


Clavering Road

Approx. Gross Internal Area 1269 Sq Ft - 117.89 Sq M



For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.



Clavering Road, Aldersbrook

£3,000 Per Calendar Month

- Three bedroom house
- 0.1 miles from Wanstead park
- Private garden
- Downstairs WC/utility room
- 0.8 miles from Manor Park Station

Clavering Road, Aldersbrook

Nestled within the highly sought-after Aldersbrook Conservation Area, Petty Son & Prestwich are delighted to present this beautifully appointed three-bedroom Edwardian home for rent.

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Council Tax Band: E



Surrounded by expansive parkland and within effortless reach of the Elizabeth Line, the property offers the perfect blend of tranquillity, charm, and connectivity.

Just moments from Wanstead Park (0.1 miles), with its ornamental lakes and picturesque scenery, this exceptional home allows residents to enjoy a peaceful, idyllic setting without compromising on superb transport links into London. Families will appreciate the proximity to the outstanding OFSTED-rated Aldersbrook Primary School (0.5 miles), while Manor Park Station (0.8 miles) provides swift access to the City via the Elizabeth Line. Aldersbrook Road itself benefits from excellent transport options, including frequent bus routes and a dedicated cycle highway.

Built circa 1902, the property impresses from the outset with its immaculate façade and striking double-height bay, inset with beautifully crafted double-glazed sash windows. An exquisite stained-glass front door opens onto an original mosaic-tiled pathway and a welcoming entrance hall. The first reception room featuring an ornate fireplace as its focal point, is complemented by original cornicing, large sash windows with plantation shutters, and restored exposed wooden floorboards that flow throughout the home, adding warmth and character.

To the rear, the extended second reception area seamlessly opens into a contemporary high-gloss cream kitchen with contrasting black granite worktops and integrated appliances. This space continues into a bright, versatile extension complete with Velux skylights and bi-fold doors leading to the garden. Bathed in natural light, this flexible room is ideal as an additional lounge. Reclaimed floorboards maintain the home’s period charm, while a convenient utility room with WC, washing machine, and dryer space sits just off this area.

The first-floor hosts two generously sized double bedrooms, each with fitted wardrobes, and delightful original fireplaces. A spacious single bedroom provides additional fitted storage and its own attractive fireplace. The bathroom blends modern comfort with Edwardian elegance, offering stylish white mono-tone tiling, a high-flush traditional toilet, and a walk-in double shower.

The rear garden is a low-maintenance haven, combining patio and lawn areas and bordered by mature shrubs and greenery.

Available 27th February 2026

Part-Furnished

Council Tax Band: E

EPC Rating: C73

1 Week Holding Deposit: £692

5 Week Total Deposit: £3461

Reception Room

15'7" x 13'2"

Dining Room/Kitchen

19'4" x 13'2"

Bedroom

15'11" x 11'7"

Bedroom

13'2" x 11'7"

Bedroom

8'6" x 7'5"

NEW ASSURED SHORTHOLD TENANCIES (ASTs) SIGNED ON OR AFTER 1 JUNE 2019

Holding Deposit (per tenancy) - One week's rent. This is to reserve a property. Please Note: This will be withheld if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to-Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement (and / or Deed of Guarantee) within 15 calendar days (or other Deadline for Agreement as mutually agreed in writing).

Security Deposit (per tenancy and where Rent is under £50,000 per year) - Five weeks' rent. This covers damages or defaults on the part of the tenant during the tenancy.

Security Deposit (per tenancy and where Rent of £50,000 or over per year) - Six weeks' rent. This covers damages or defaults on the part of the tenant during the tenancy.

Unpaid Rent - Interest at 3% above the Bank of England Base Rate from Rent Due Date until paid in order to pursue non-payment of rent. Please Note: This will not be levied until the rent is more than 14 days in arrears.

Lost Key(s) or other Security Device(s) - Tenants are liable to the actual cost of replacing any lost key(s) or other security device(s). If the loss results in locks needing to be changed, the actual costs of a locksmith, new lock and replacement keys for the tenant, landlord any other persons requiring keys will be charged to the tenant. If extra costs are incurred there will be a charge of £15 per hour (inc. VAT) for the time taken replacing lost key(s) or other security device(s).

Variation of Contact (Tenants Request) - £50 (inc. VAT) per agreed variation. To cover the costs associated with taking landlord's instructions as well as the preparation and execution of new legal documents.

Change of Sharer (Tenant's Request) - £50 (inc. VAT) per replacement tenant or any reasonable costs incurred if higher. To cover the costs associated with taking landlord's instructions, new tenant referencing and Right-to-Rent checks, deposit registration as well as the preparation and execution of new legal documents.

Early Termination (Tenant's Request) - Should the tenant wish to leave their contract early, they shall be liable to the landlord's costs in re-letting the property as well as all rent due under the tenancy until the start date of the replacement tenancy. These costs will be no more than the maximum amount of rent outstanding on the tenancy.

Please ask a member of staff if you have any questions about our fees.