



## Turner Road, Walthamstow, London, E17

£1,900 Per Annum

Unfurnished

**TO LET**

 1  2  2

- First floor Victorian split-level maisonette
- 2 Bedrooms
- Wood Street Overground station: 0.2 mile
- Double glazing
- Gas central heating
- Deposit: £2192.30
- EPC rating: C (76)
- Council tax band: A
- Shared rear garden
- Internal: 800 sq ft (74 sq m)

A classically stylish two bedroom flat on Turner Road. Perfectly positioned between Wood Street and the Village, it's the ideal starting point for exploring both of these fantastic parts of Walthamstow. It's also very handily placed for Wood Street Overground station, for when you want (or need) to get further afield. So work or play, this flat enjoys the ideal location!

The flat is filled with natural light throughout, and has stripped wood flooring in the second bedroom and reception room. The latter room is a large space easily able to accommodate both relaxing and dining.

The main bedroom sits in the loft conversion and has an ensuite, with walk-in shower. The main bathroom on the first floor is equally chic.

Internal rooms are rounded off by a modern kitchen, whilst outside you there is a shared rear garden.

Although the property is a maisonette, there's excellent storage space throughout the home with eaves storage in the main bedroom, loft storage above the kitchen and a built-in wardrobe in the second bedroom.

Great flat, and an equally great location. Shall we take a look...?

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## DIMENSIONS

### Entrance

Via own front door leading into:

### Entrance Hallway

Staircase leading to first floor.

### First Floor Landing

Staircase leading to second floor. Access to reception room, bedroom one & kitchen.

### Reception Room

147 x 11'6

### Kitchen

9'8 x 9'1

Door to bathroom. Staircase leading down into garden.

### Bedroom One

11'9 x 9'2

### Bathroom

### Second Floor Landing (Loft)

Door to:

### Bedroom Two

13'1 x 10'0

Access to:

### En-Suite

### Rear Garden (Shared)

28'9 x 7'1

### Additional Information:

Length of tenancy - 12 months with 6 month break clause.

Local Authority: London Borough Of Waltham Forest Council Tax Band: A

### Notice:

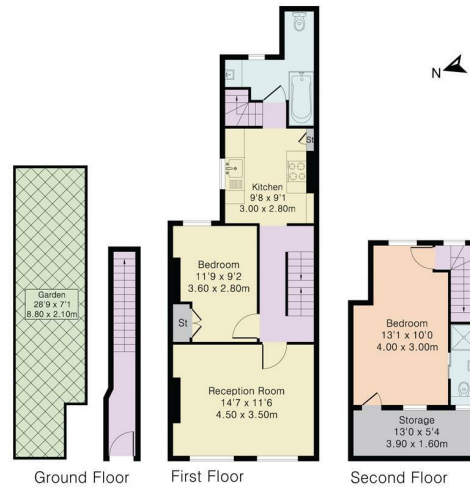
All photographs are provided for guidance only.

### Disclaimer:

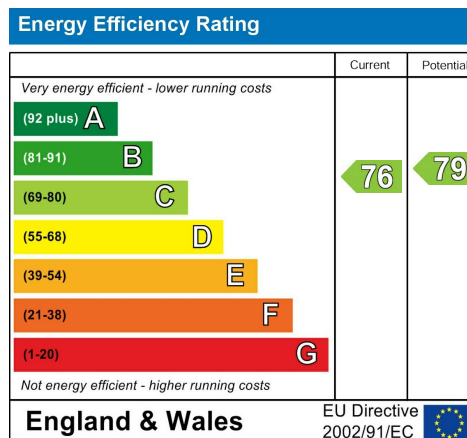
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## FLOORPLAN

Approximate Gross Internal Area 800 sq ft – 74 sq m  
Ground Floor Area 49 sq ft – 5 sq m  
First Floor Area 498 sq ft – 46 sq m  
Second Floor Area 254 sq ft – 24 sq m



## EPC RATING



## MAP

