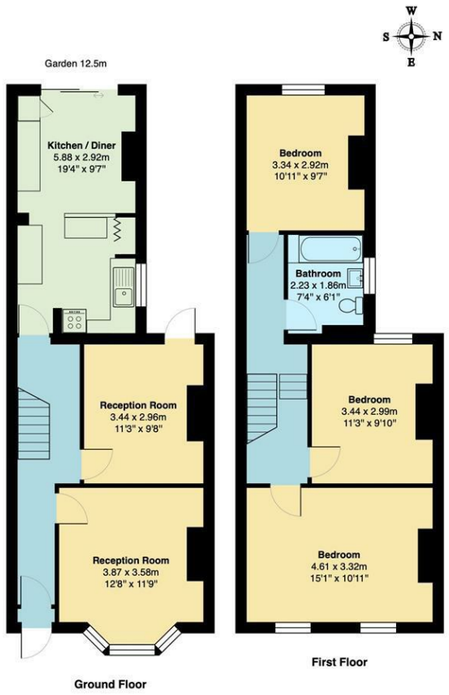


Total Area: 100.2 m² ... 1078 ft²

All measurements are approximate and for display purposes only

Reception
12'8" x 11'8"

Reception
11'3" x 9'8"

Kitchen / Diner
19'3" x 9'6"

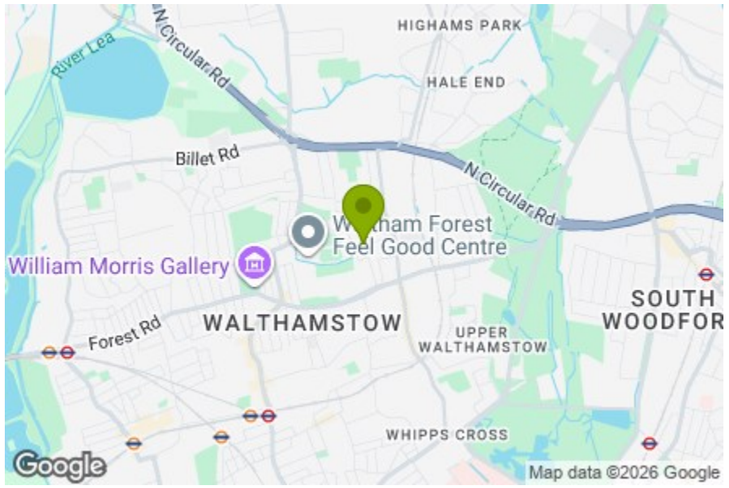
Bedroom
15'1" x 10'10"

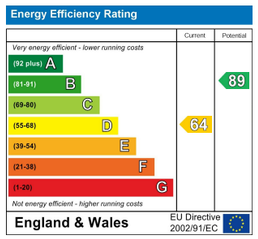
Bedroom
11'3" x 9'9"

Bathroom
7'3" x 6'1"

Bedroom
10'11" x 9'6"

Garden
41'0"





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ST. JOHNS ROAD, WALTHAMSTOW

Offers In Excess Of £615,000 Freehold

3 Bed House

Features:

- Three Bedroom House
- Arranged Over Two Floors
- First Floor Bathroom
- Victorian Terrace
- Short Walk to Wood Street Station

A charming Victorian terrace unfolding over two floors, this three bedroom home offers well proportioned rooms, a private garden and a layout designed with everyday living in mind. Set on a quiet residential street in one of East London's most well loved pockets, you're just a short walk from Wood Street Station, with easy access to Walthamstow, Highams Park and the open greenery of Epping Forest.

Behind its timeless brick façade, you'll find a house that blends period character with thoughtful updates, including a first floor family bathroom and a generous rear garden ready for the warmer months.

REQUEST A VIEWING
0203 397 9797















IF YOU LIVED HERE...

You'd step through the front door into a bright and welcoming reception room, where a bay window draws in plenty of natural light and original details lend a sense of warmth and history. To the rear, a second reception room offers a versatile living or dining space with garden access, creating a natural flow between indoors and out, equally suited to relaxed evenings or hosting friends.

The kitchen sits just beyond, practical and well arranged with plenty of workspace and room to gather around the table. Large doors frame views of the garden, shifting beautifully with the seasons and bringing a soft, green backdrop into your everyday routine.

Upstairs, three well balanced bedrooms are arranged around a central landing, each offering calm, neutral tones and comfortable proportions. The first floor bathroom is generous and bright, complete with an over tub shower and a clean, simple finish designed for busy mornings and slower weekend starts alike. Outside, the private garden feels like a natural extension of the house, with space for outdoor dining, planting and play. Mature greenery softens the boundaries, creating a sense of privacy and calm that's easy to settle into.

WHAT ELSE?

- A short walk to Wood Street Station, with direct Overground services to Liverpool Street and easy connections via Walthamstow Central Station for the Victoria line.
- The green spaces of Lloyd Park and Epping Forest are both within easy reach for weekend walks and morning runs.
- For a relaxed local, Dudley's is a neighbourhood favourite for seasonal plates and a good glass of wine, while Chocolatine Bakery is on hand for coffee and pastries.



A WORD FROM THE EXPERT...

"I love living in Walthamstow – it's got such a great mix of things going on. Saturdays are my favourite, with the market in Lloyd Park full of fresh food, handmade bits, and plenty of friendly faces. The new Soho Theatre has brought amazing shows right to our doorstep, and if I fancy a pint, the Blackhorse Beer Mile breweries are perfect for a wander. When I need some fresh air, the Walthamstow Wetlands are just a short stroll away – all that greenery makes you completely forget you're in London. Plus, with brilliant transport links, it's so easy to hop on the Tube or Overground and be in Central London in no time at all".

WILLIAM JACKSON
E17 ASSISTANT BRANCH MANAGER

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