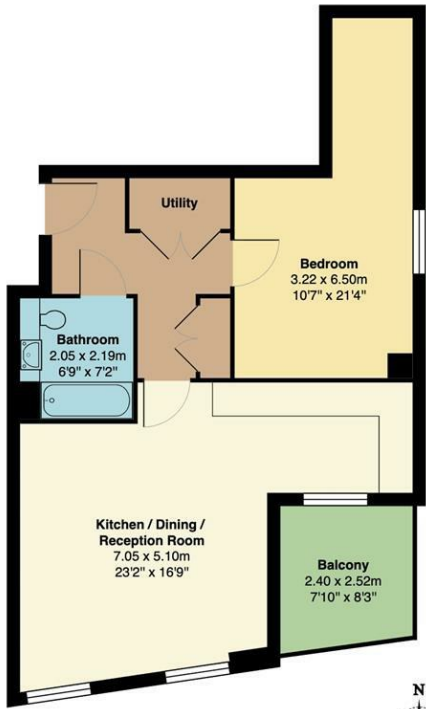




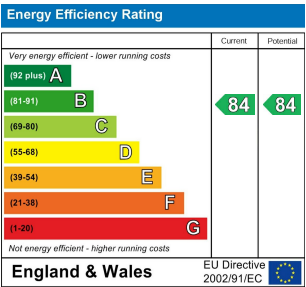
Kitchen/Reception/Dining Room
23'1" x 16'8"

Bedroom
10'6" x 21'3"

Bathroom
6'8" x 7'2"

Balcony
7'10" x 8'3"

Total Area: 57.8 m² ... 623 ft² (excluding balcony)
All measurements are approximate and for display purposes only



FOREST ROAD, WALTHAMSTOW

Offers In Excess Of £395,000 Leasehold
1 Bed Flat



Features:

- One Bedroom Apartment
- Eleventh Floor
- 623 sq ft
- Stunning Views
- Open Plan Living Kitchen Space
- Moments from Blackhorse Road Station

Set on the eleventh floor moments from Blackhorse Road Station, this bright one bedroom apartment offers 623 square feet of thoughtfully arranged living space, a private balcony and far-reaching views across East London. With Walthamstow Wetlands nearby and the Blackhorse Beer Mile on your doorstep, this is a wonderfully connected spot with plenty to enjoy close to home. (16.06.26)

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0208 520 3077

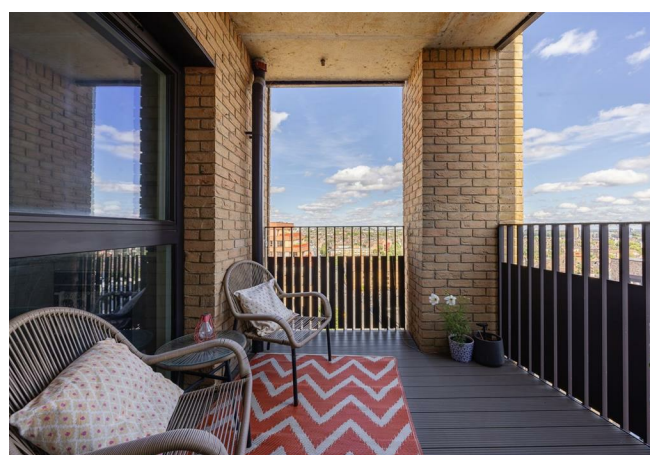
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IF YOU LIVED HERE...

Step inside and the sense of space is immediate. The heart of the home is the open plan kitchen, dining and reception room, stretching more than twenty-three feet in length. Large windows draw in natural light, while the generous layout allows room to relax, dine and work from home with ease. The balcony sits just off this living space, creating a lovely extension of the room and a place to enjoy the elevated outlook.

The bedroom is exceptionally generous at over twenty-one feet long, giving you plenty of flexibility for furniture and storage without feeling crowded. A separate utility room adds useful day-to-day practicality, keeping laundry and household essentials tucked away from the main living space.

The bathroom is finished with contemporary tiling, a full-sized bath with shower above and sleek modern fittings. Throughout, the apartment feels clean, well kept and easy to settle into, with its eleventh floor position adding to the sense of light, privacy

and openness.

WHAT ELSE?

- Blackhorse Road Station is a short walk away, with Victoria line and Overground services for quick links to King's Cross, Oxford Circus and beyond.

- Walthamstow Wetlands is nearby, offering walking routes, wildlife and peaceful waterside scenery whenever you need a little more breathing space.

- The Blackhorse Lane area is home to local favourites including Big Penny Social, Exale Brewery, Signature Brew and Burnt Faith Brandy House, with plenty more across nearby Walthamstow.



WORD FROM THE OWNER... (15.06.26)

"We have absolutely loved living in Blackhorse Road and are going to miss it so much! It was our first home together and where we got engaged. It is such a great area with plenty to do, lots of coffee places, restaurants, walks and runs around the wetlands/canal as well as the blackhorse beer mile of course!"

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