THE STOW BROTHERS

Total Area: 99.5 m² ... 1071 ft² (excluding balcony)

All measurements are approximate and for display purposes only

Storage

Storage

Kitchen/Diner
15'0" x 9'0"

WC
7'0" x 4'9"

Reception Room
16'10" x 10'11"

Bedroom
10'3" x 7'4"

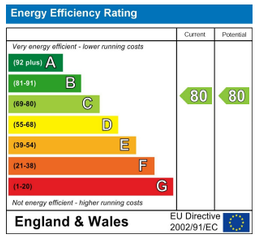
Bedroom
16'11" x 9'0"

Bathroom

Bedroom
16'9" x 9'6"

Balcony
9'4" x 4'5"

Garden
19'8"



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E17 & E10
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WILLIAM MARSHALL CLOSE, WALTHAMSTOW

Offers In Excess Of £675,000 Freehold

3 Bed House - Terraced

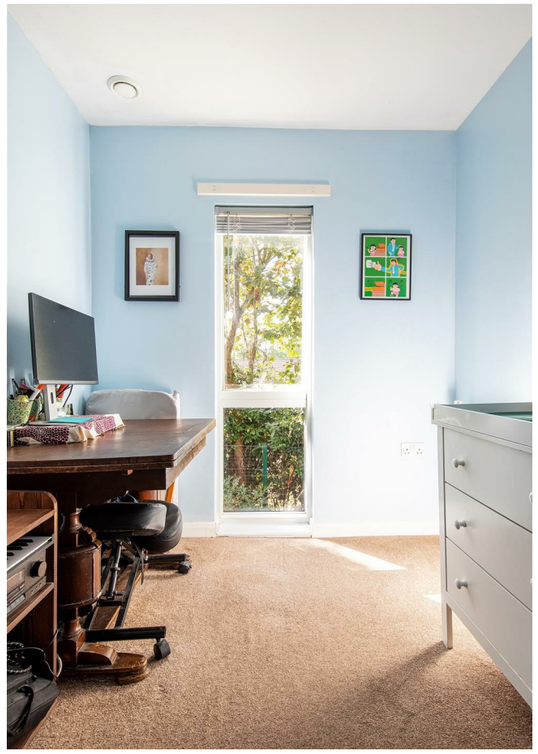
Features:

- Three Bedroom House
- Off Street Parking
- Modern Build
- Well Presented
- Balcony
- Approx 1071 sq ft
- Short walk to St James Street Station
- Close proximity to Walthamstow Wetlands

An artfully designed three bedroom family home, tucked away in a peaceful Walthamstow cul-de-sac with off-street parking, a secluded rear garden and private balcony. There's a lovely sense of calm here, yet St James Street Station, Walthamstow High Street and the open landscapes of Walthamstow Wetlands are all close at hand, giving you an appealing balance of greenery, neighbourhood life and easy connections across London.

You really do have a best of both worlds location here, handy for central Walthamstow yet with the open green space of St James Park just a few steps away for morning jogs or evening strolls.

REQUEST A VIEWING
0203 397 9797



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IF YOU LIVED HERE...

Inside, the house feels bright, welcoming and thoughtfully arranged, with contemporary finishes and useful storage throughout. The kitchen-diner sits at the front, where cream cabinetry, dark worktops and tiled flooring create a clean backdrop, with plenty of room to gather around the table. A separate WC is tucked off the hallway, while the reception room stretches across the rear, filled with natural light and opening directly onto the garden.
Outside, a raised timber deck sets the scene for long lunches and summer evenings, before stepping down into the secluded garden, framed by established planting and greenery. Upstairs, the largest bedroom sits at the front and opens onto its own private balcony, a particularly lovely addition. Two further bedrooms offer plenty of flexibility for family life, guests or working from home, while the family bathroom is finished in soft, neutral tones with a bath and shower above.
There's plenty to draw you out into the neighbourhood too. St James Street Station is a short walk away for Weaver line services towards Liverpool Street, while Walthamstow High Street brings together its much-loved market, independent businesses and everyday essentials. St James Street itself has quietly built up a lovely village feel in recent years, with a run of independent openings — bakeries, wine and cocktail bars, pizzerias — adding to the neighbourhood charm, while Walthamstow Wetlands offers a complete change of pace whenever you fancy waterside walks and wide open skies.

WHAT ELSE?...

- St James Park is right outside your door, giving you a wonderfully green outlook and an easy spot for morning walks, playtime or simply a little breathing space. St James Street Station is also close by for Weaver line services towards Liverpool Street, while Walthamstow Central offers Victoria line connections across the capital.

-Walthamstow Wetlands is close by for peaceful walks among the reservoirs, while a well-regarded primary school neighbours the property, with a good choice of further schools across the surrounding area.

-From the bustle of Walthamstow High Street to the independent food and drink businesses at CRATE St James Street, there's a rich mix of local favourites to explore close to home.

A WORD FROM THE OWNER...

"We've loved our time here — the area has come on so much, with lovely cafés, pubs and restaurants now on the doorstep. Living opposite the park has been wonderful, especially with a young child, giving us easy access to green space and walks right outside the door. Although we're on a close, the street it opens onto is bus-only, which makes it surprisingly peaceful and quiet, while still being surrounded by green space (well worth a look on Google Earth to see just how much). And despite the calm, we're only about 7 minutes' walk from the train station, with a bus stop right opposite taking you into Walthamstow and the tube in just a few minutes.

The house itself is flooded with natural light thanks to the huge windows, and the garden has been a real joy — a proper outdoor space that's made a big difference to day-to-day life here."

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