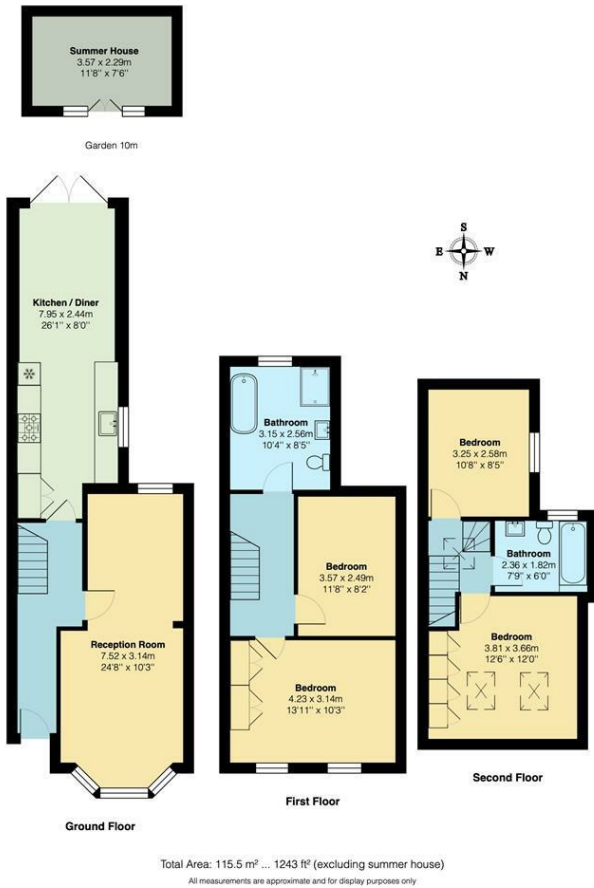


WOLSEY AVENUE, WALTHAMSTOW

Offers In Excess Of £900,000 Freehold

4 Bed House - End Terrace



Features:

- Four Bedrooms
- Victorian End Terrace House
- Immaculately Presented
- Arranged Over Three Floors
- Kitchen Diner
- Landscaped Rear Garden
- Near Walthamstow Central
- Close to St James's Street

Tucked between Lloyd Park, Walthamstow Central and Blackhorse Road, this beautifully restored four-bedroom end-of-terrace home effortlessly blends period charm with contemporary style.

Thoughtfully designed throughout, it features a spacious kitchen/diner, bright double reception room, first-floor bathroom, and a converted loft with en-suite.

Outside, the south-facing landscaped garden provides a private retreat, perfect for relaxing or entertaining. With Walthamstow Central station just a 15 minute stroll away, you're well connected to the wider city, while E17 itself offers an exciting mix of independent eateries, green spaces and local favourites to enjoy.

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IF YOU LIVED HERE...

You'll love the seamless blend of period charm and contemporary design, creating a bright and stylish home with a real sense of character. Beyond the smart exterior, the dual aspect double reception room is beautifully presented, with thoughtful decor, bespoke carpentry, traditional column radiators and elegant sash windows.

The impressive kitchen/diner is the heart of the home, a light-filled space featuring pristine units, sleek worktops and carefully chosen fittings. During the warmer months, open the generous patio doors and extend the living space into the south-facing landscaped garden, complete with a summerhouse and low-maintenance paving.

The first floor offers two immaculate bedrooms, each immaculately finished, with one benefiting from built-in storage. The family bathroom is equally impressive, combining a luxurious freestanding bath with a separate walk-in shower.

The converted loft completes the accommodation, providing two further bedrooms, an additional stylish bathroom and bespoke storage solutions.

Step outside, and you're perfectly placed to enjoy the best of E17. Coffee shops, bars, and eateries are everywhere, and you're just seven minutes from the glorious Lloyd Park, home to the William Morris Gallery and Deeney's café.

Head in the other direction and you'll soon reach Blackhorse Road, where Forest Wines offers one of the area's best bottle shop/bar experiences, and a genuine Banksy brightens up the cheerful Bonners fish and chip shop.

For journeys further afield, you're spoilt for choice. Walthamstow Central is just a 15 minute walk away, offering Victoria line services as well as the Weaver Overground, with speedy trains to Liverpool Street. Blackhorse Road station is only a bit further, giving you access to both the Victoria line and the Gospel Oak to Barking Overground. You've also got Walthamstow Queens Road and St James Street stations nearby.

WHAT ELSE?

- Just 11 minutes away, East of Eden offers yoga and Pilates for when you're in need of a good stretch.
- Also 11 minutes away, you'll find what the Evening Standard hails as "London's best pizza" at Sodo on Hatherley Mews - an area now thriving with the opening of Walthamstow Soho Theatre.
- You're a handy nine minute stroll from Europe's longest market, which runs along the High Street. Here you'll find Forest Cinema and the convenient chains in the 17&Central shopping centre.



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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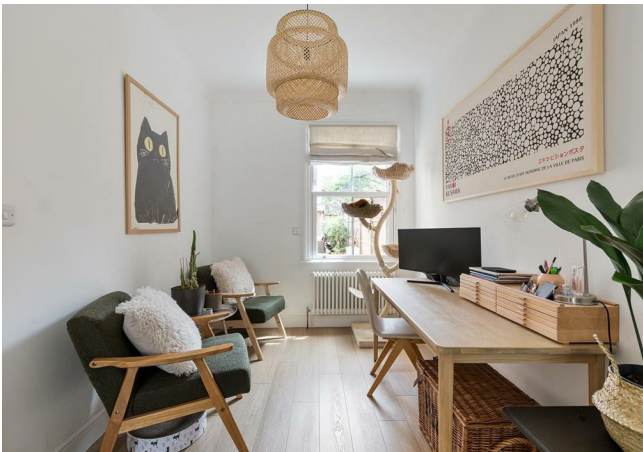
Reception Room
24'8" x 10'3"

Kitchen/Diner
26'0" x 8'0"

Bathroom
10'4" x 8'4"

Bedroom
11'8" x 8'2"

Bedroom
13'10" x 10'3"



Bedroom
10'7" x 8'5"

Bathroom
7'8" x 5'11"

Bedroom
12'5" x 12'0"

Summer House
11'8" x 7'6"

Garden
32'9"

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