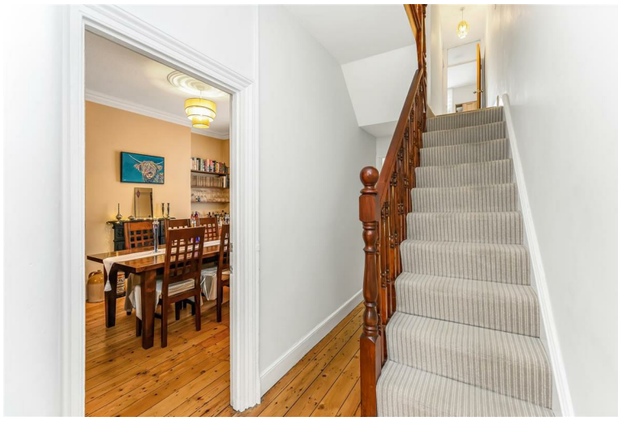

TOTAL FLOOR AREA : 1255 sq.ft. (116.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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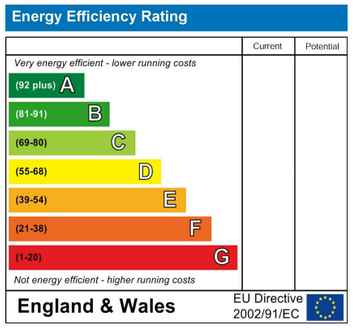
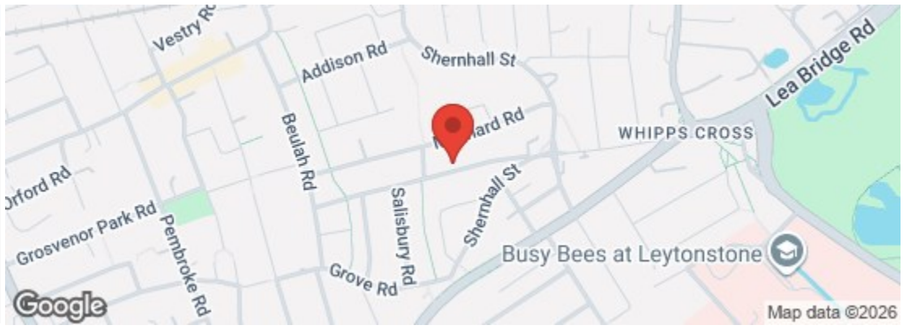
Council: Waltham Forest | Council Tax Band: D | Floor Area: 1255.00 sq ft





The Agent has not tested any apparatus ,equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor.
References to the tenure of a property are based on information supplied by the seller. The agent has not had the sight of the title documents. A buyer is advised to obtain verification from their solicitors.

CHURCHILL estates

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Bedrooms: 4 | Reception Rooms: 2 | Bathrooms: 2

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Elegant Four-Bedroom Victorian Family Home
Walthamstow Village | Freehold
Offers in Excess of £1,000,000

Set on one of Walthamstow Village's most coveted residential streets, this exceptional four-bedroom Victorian family home offers a rare blend of refined period elegance and contemporary design, arranged over multiple beautifully proportioned floors.

Thoughtfully extended into the loft, the property features a luxurious principal bedroom with en-suite, creating an ideal retreat and enhancing its suitability for modern family living. Throughout the home, original Victorian features are tastefully balanced with a sleek, contemporary kitchen, perfectly designed for both everyday life and stylish entertaining. The property offers generous storage space, highlighted by a spacious cellar.

To the rear, a private garden provides a tranquil outdoor haven. Ideal for alfresco dining, hosting friends and family, or simply enjoying peaceful surroundings.

The location is equally impressive. The property falls within the catchment area of highly regarded primary and secondary schools, is approximately 0.8 miles from the Victoria Line, and is within comfortable walking distance of Hollow Ponds, offering expansive green space, scenic walks, and a wealth of outdoor leisure opportunities.

Walthamstow Village itself is renowned for its vibrant yet close-knit community, seamlessly blending historic charm with a modern, contemporary lifestyle. Independent cafés, boutiques, and acclaimed dining establishments sit alongside period architecture and leafy streets, creating one of East London's most desirable and characterful neighbourhoods.

This is a rare opportunity to acquire a beautifully preserved Victorian home in a prime village setting; combining heritage, lifestyle, and connectivity in one of the capital's most sought-after locations.