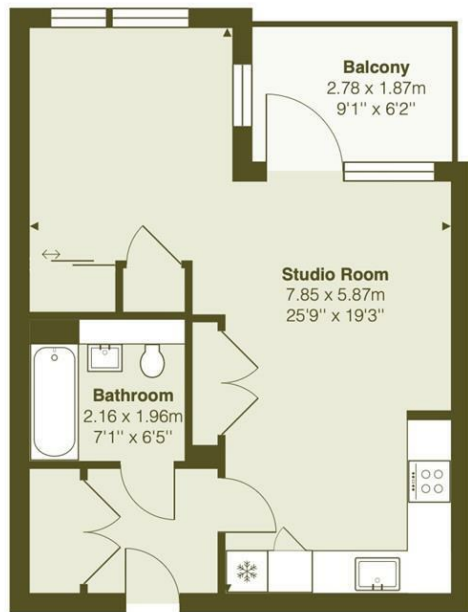




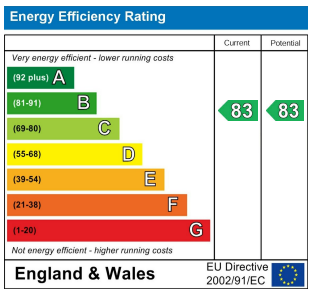
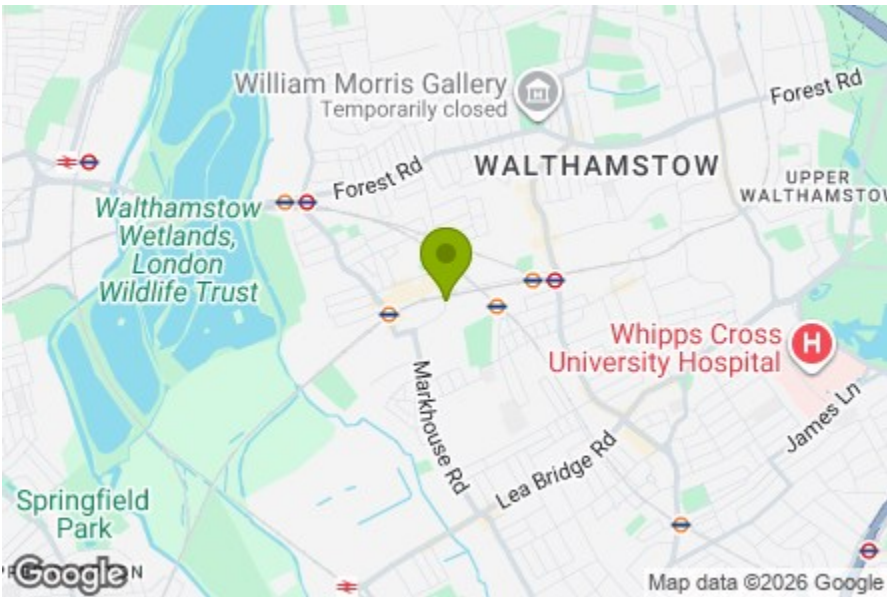
14th Floor

Total Area: 39.5 m² ... 425 ft² (excluding balcony)
All measurements are approximate and for display purposes only

Studio Room
25'9" x 19'3"

Balcony
9'1" x 6'1"

Bathroom
7'1" x 6'5"



TRACK STREET, WALTHAMSTOW

Offers In Excess Of £325,000 Leasehold Studio



Features:

- Studio Flat
- Fourteenth Floor
- Short Distance to Walthamstow Central
- Private Balcony
- Seperate Bedroom Space
- Stunning Views
- Chain Free

Set high above Walthamstow on the fourteenth floor of Riders Tower, this bright studio flat pairs cleverly defined living and sleeping space with a private balcony and far-reaching views. St James Street and Walthamstow Central are both within easy reach, putting the High Street, local independents and the wider neighbourhood close at hand.

REQUEST A VIEWING
0203 397 9797

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0203 397 2222

E4 & N17
hello4@stowbrothers.com
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E17 & E10
hello17@stowbrothers.com
0203 397 9797

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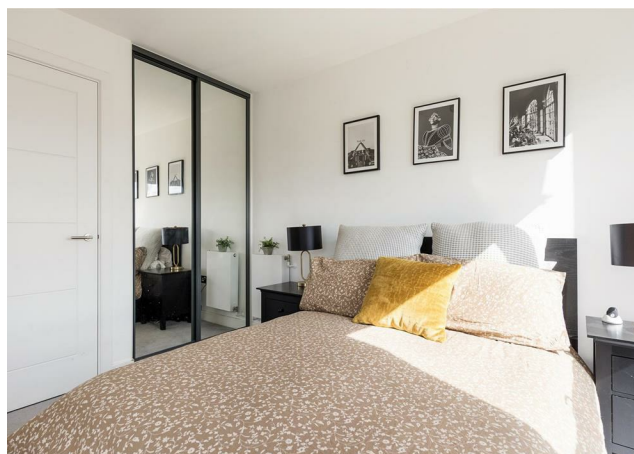
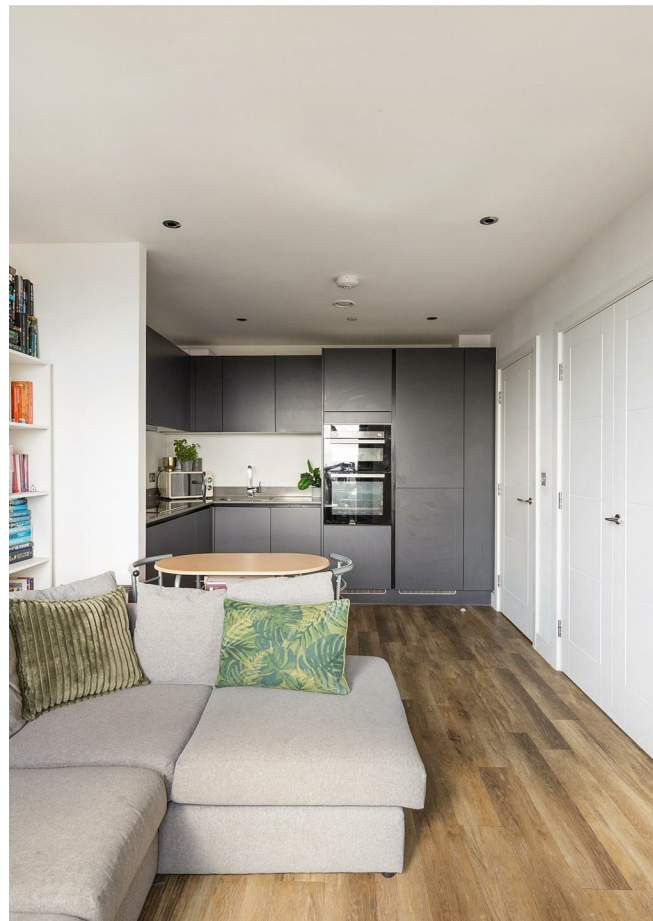
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IF YOU LIVED HERE...

The main living space makes excellent use of its open-plan layout. The kitchen sits neatly to one side, with dark cabinetry, pale worktops and integrated appliances, leaving plenty of room for a sofa and dining table. Full-height glazed doors draw in an abundance of daylight and lead directly onto the private balcony, where the elevated position opens up impressive views across the surrounding rooftops and towards the London skyline.

Although technically a studio, the sleeping area feels distinctly separate from the main living space, tucked around the corner with room for a double bed and additional furniture. There's useful built-in storage near the entrance, while the bathroom is finished in large-format grey tiling, with a bath and shower above. The flat is offered chain free.

The balcony is a real highlight, with enough room for outdoor seating and a wonderfully open outlook. Elsewhere in Riders Tower, residents have access to a communal rooftop terrace,

concierge service from 7am to 7pm and dedicated bicycle storage.

WHAT ELSE?

- St James Street station is close by for direct Overground services towards Liverpool Street, while Walthamstow Central adds Victoria line and Overground connections.
- Walthamstow Market and CRATE St James Street are both nearby, with CRATE bringing together independent food, coffee, shops and regular events.
- Head further into Walthamstow for Soho Theatre on Hoe Street, while Walthamstow Wetlands provides a vast stretch of open space to the west.



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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