



Orford Road, Walthamstow, London, E17

£2,200,000

Freehold

FOR SALE

2 4 6

- 5 Bedroom end of terrace house
- Kitchen/diner
- Loft conversion
- Walthamstow Central Tube station: 0.3 mile walking distance
- Walthamstow Village location
- EPC rating: D (63) & Council tax band: D
- Rear garden
- On-street permit parking
- Chain-free
- Internal: 3311.7 sq ft (307.7 sq m)

This substantial five-bedroom end-of-terrace house on the prestigious Orford Road in Walthamstow Village represents a rare opportunity, offered both chain-free and turnkey.

A bright hallway with light oak herringbone flooring, picture moulding and an original staircase leads into a stunning lounge. This space boasts high ceilings, ornate coving, a ceiling rose and a white marble fireplace with a traditional cast-iron insert. A large bay window fills the room with natural light, highlighting the contrast between the parquet flooring and two-tone walls, featuring slate-blue panelling below white moulding and stylish column radiators.

The heart of the home is an expansive, open-plan kitchen and dining room with rich wooden cabinetry, a terrazzo island and polished concrete floors. The adjacent living area retains its period charm with sage-green panelling and brass chandeliers. Three sets of dramatic black Crittall-style French doors open onto a landscaped city garden, where a stone path cuts through a lush lawn toward a modern, black-clad studio, raised planters and a timber pergola.

The upper floors host five bedrooms with elegant wall panelling and custom shutters. The primary suite features slate-blue walls, plush carpeting, a black period fireplace and two large windows. The bathrooms are exceptionally stylish: one features terrazzo tiling, matte black fixtures and a walk-in shower; the second offers a fluted freestanding bath, a curved wooden vanity and an arched walk-in shower with brushed gold fixtures. The expert loft conversion reveals a bright top-floor bedroom with a black-framed picture window offering sweeping views.

Perfectly situated in the vibrant community of Walthamstow Village, you have independent shops, eateries and pubs right on your doorstep. For the commuter, Walthamstow Central station is just a short stroll away, providing swift and direct access to central London.

Shall we take a look?

Orford Road, Walthamstow, London, E17

DIMENSIONS

Hallway
16'9 x 4'11 (5.11m x 1.50m)

Ground Floor WC

Lounge
13'5 x 19'8 (4.09m x 5.99m)

Living Room
13'5 x 24'11 (4.09m x 7.59m)

Kitchen/diner
18'1 x 31'6 (5.51m x 9.60m)

Utility Room

Bedroom One
14'1 x 18'4 (4.29m x 5.59m)

Dressing Area

Ensuite

Bedroom Two
14'5 x 14'1 (4.39m x 4.29m)

Bathroom
14'5 x 10'10 (4.39m x 3.30m)

Bedroom Three
14'5 x 15'5 max (4.39m x 4.70m max)

Bedroom Four
16'9 x 11'10 (5.11m x 3.61m)

Bedroom Five/Study
10'2 x 13'5 (3.10m x 4.09m)

Rear Garden

Annex 1
14'5 x 13'9 (4.39m x 4.19m)

Annex 2
14'5 x 16'9 (4.39m x 5.11m)

On street residents permit parking

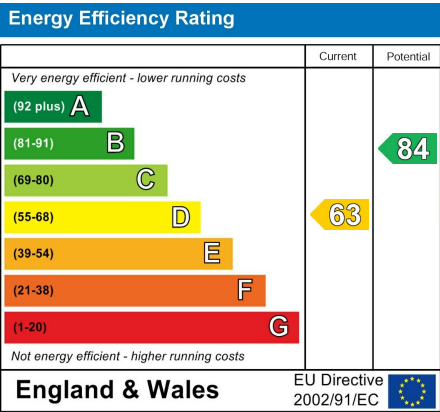
Additional Information:
Local Authority: London Borough Of Waltham Forest

Disclaimer:
We endeavour to make our sales particulars as accurate and reliable as possible, however, they do not constitute or form part of any offer or contract, nor may it be relied upon as representations or statements of fact. All measurements are approximate and should be used as a guide only. Any systems, services or appliances listed herein have not been tested by us and therefore we cannot verify or guarantee they are in working order. Details of planning and building regulations for any works carried out on the property should be specifically verified by the purchasers' conveyancer or solicitor, as should tenure/lease information (where appropriate).

FLOORPLAN



EPC RATING



LOCATION

