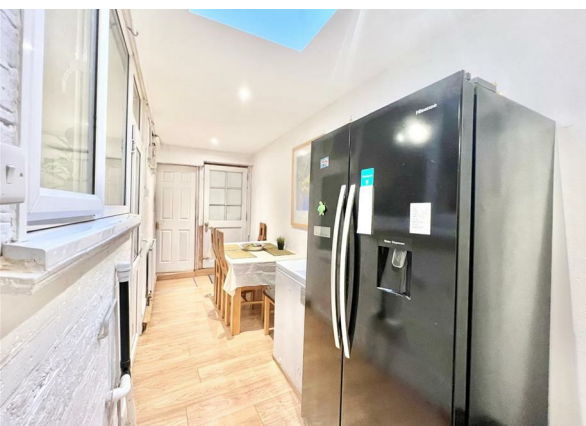


228 Higham Hill Road, London, Greater London, E17 5RQ
Price Guide £630,000

COMPLETION
SALES & LETTINGS



228 Higham Hill Road, London, Greater London, E17 5RQ

Price Guide £630,000

Council Tax Band: C

Nestled on the ever-popular Higham Hill Road, E17, this charming Victorian terraced home offers an excellent blend of period character, generous living space, and modern convenience. Extending to approximately 1,162 sq. ft., this well-presented property is ideally suited to families and professionals seeking a home in one of Walthamstow's most desirable locations.

Upon entering, you are welcomed by a spacious double reception room, providing a versatile and inviting setting for both everyday living and entertaining. The property's well-designed layout creates a wonderful sense of space and natural light throughout.

The accommodation comprises three generously sized bedrooms, including an impressive loft room complete with an ensuite bathroom, offering a private retreat ideal for guests or a principal suite. Two further well-appointed bathrooms provide added convenience for modern family life.

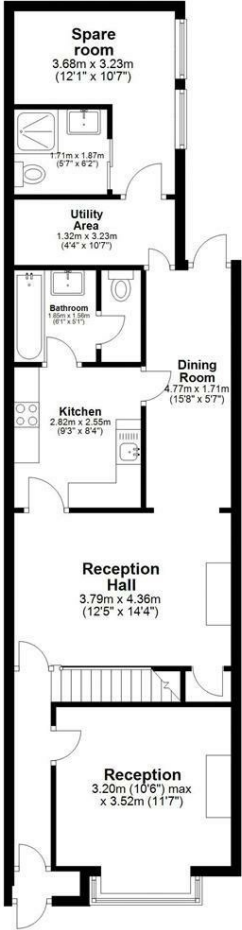




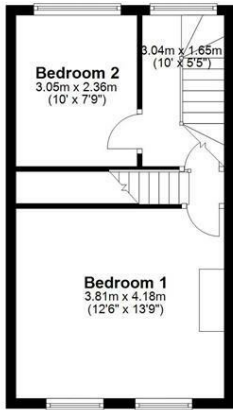




Approx. 70.1 sq. metres (754.3 sq. feet)

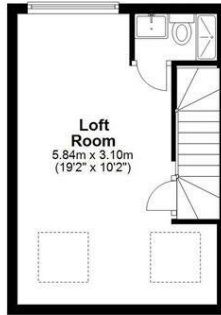


Approx. 32.0 sq. metres (344.3 sq. feet)



Total area: approx. 131.9 sq. metres (1419.4 sq. feet)

Approx. 29.8 sq. metres (320.8 sq. feet)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	69	82

EU Directive 2002/91/EC

England & Wales