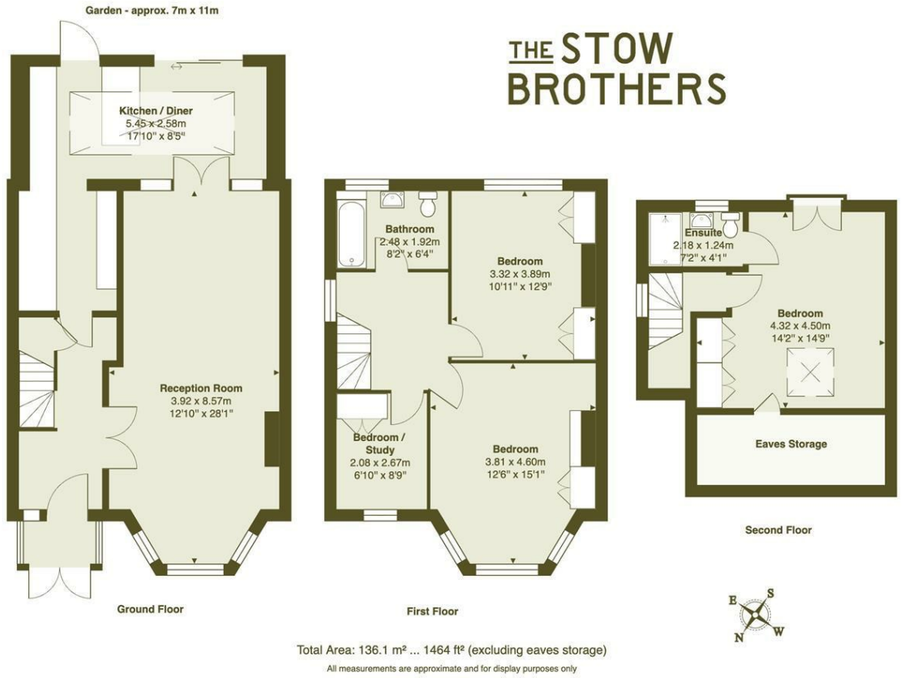
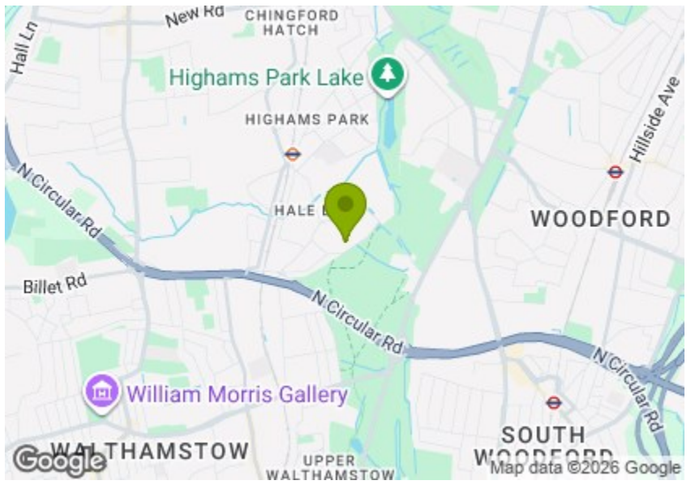
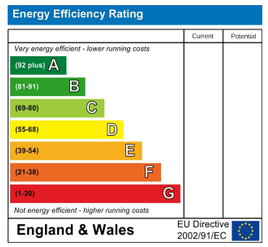






E11, E7, E12 & E15
hello11@stowbrothers.com
0203 397 2222

E4 & N17
hello4@stowbrothers.com
0203 369 6444

E17 & E10
hello17@stowbrothers.com
0203 397 9797

E18 & IG8
hello18@stowbrothers.com
0203 369 1818

E8, E9, E5, N16, E3 & E2
hellohackney@stowbrothers.com
0208 520 3077

New Homes
newhomes@stowbrothers.com
0203 325 7227

Investment & Development
id@stowbrothers.com
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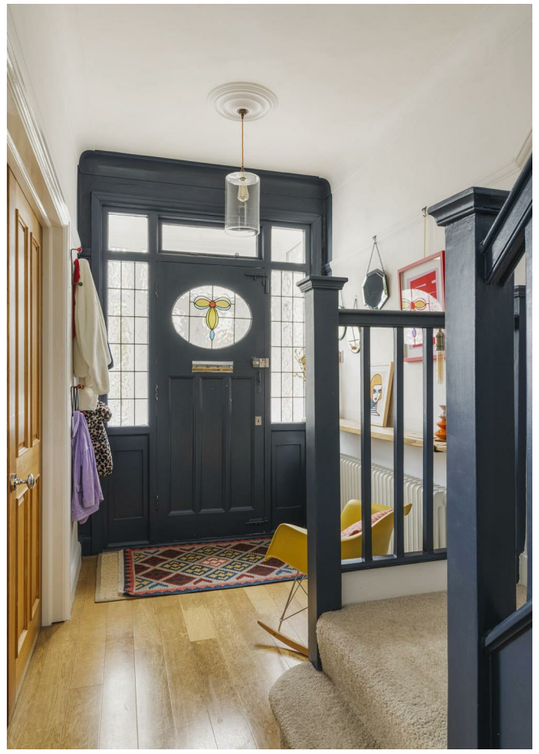
OAK HILL CRESCENT, WOODFORD GREEN
Offers In Excess Of £925,000 Freehold
4 Bed House

Features:

- Four Bedroom House
- End of Terrace
- Moments from Epping Forest
- Approx. 1464 Square Foot
- Private Driveway
- Short Walk to Highams Park Station
- Side Access
- Quiet Residential Location Opposite Green Space
- Circa 36 Foot Rear Garden

Set on a quiet residential crescent opposite a lovely stretch of green space, this beautifully presented four bedroom end of terrace home enjoys a wonderful sense of openness and tranquillity, with the green providing a natural gathering place for neighbourhood children to play. The home offers a wonderful balance of thoughtful interiors, generous proportions and leafy surroundings. With Epping Forest moments away and Highams Park's independent shops, cafés and excellent transport links within easy reach, it's a lovely spot to put down roots while keeping the best of East London close at hand.

REQUEST A VIEWING
0203 369 6444



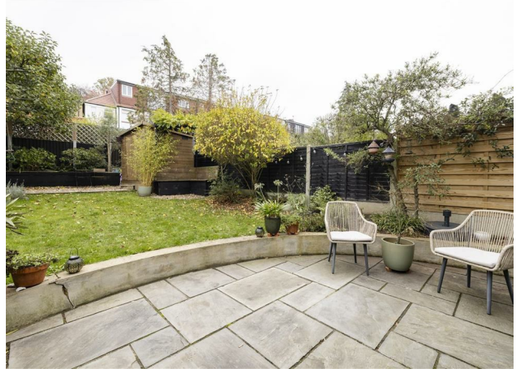












IF YOU LIVED HERE...

Step through the front door and you'll find a home full of personality, where rich colours, original-style detailing and carefully considered finishes create a warm welcome. The generous through reception stretches from the bay window at the front to the rear, with beautiful wood flooring, a feature fireplace, deep green accents and plenty of room for both relaxing and entertaining. Beyond, the kitchen and dining space is a real highlight, with sage green cabinetry, warm timber worktops, a central island and a skylight drawing in daylight. Wide doors open onto the approximately 36 foot rear garden, where a paved terrace leads to a lawn framed by established planting, perfect for long summer afternoons.

Upstairs, the first floor offers two generous double bedrooms, both beautifully styled, alongside a smaller bedroom currently arranged as a study. The family bathroom pairs green panelling with traditional fittings and a bath, continuing the home's distinctive design choices. Throughout, the interiors feel carefully put together, with a lovely mix of colour, texture and practical storage.

The second floor is given over to a generous bedroom with skylights, fitted storage and its own ensuite shower room. In total, the home spans approximately 1,464 square feet, with the added convenience of a private driveway and side access to the garden.

WHAT ELSE?

· Epping Forest is practically on your doorstep, with Oak Hill Wood, Highams Park Lake and beautiful woodland trails offering plenty of opportunities for morning walks, weekend adventures and a coffee at Humphry's Café overlooking the water.
· Highams Park has a lovely village feel, with independent favourites including The Stag & Lantern micropub, Yaz Restaurant and the cafés and shops around The Avenue and Winchester Road. There's plenty to enjoy without venturing far from home, while a choice of local primary schools, secondary schools and nurseries adds to the area's appeal for families.
· Highams Park Station is a short walk away, offering Overground connections towards Liverpool Street, while a change at Walthamstow Central brings the Victoria line within easy reach. It's a great balance of peaceful surroundings and convenient city connections.



A WORD FROM THE EXPERT...

"Around the corner from our E4 office are The Stag and Lantern and Vino Tap, known for their craft beers and natural wines. If you fancy a nice coffee pop into Biba & Wren Coffee Shop or pop over to Grace and Albert for anything gift or homeware related. My favourite local walk to where I live is through Epping Forest from Highams Park to Chingford Plains, ending at The Butlers Retreat.
If you fancy a bike ride The Lea Valley is expansive and offers plenty of different routes in and out of London. The area is the perfect halfway house, offering all the benefits of London but with the green space and community feel of a countryside village! I also love the variety of different architecture on offer throughout E4."

JON VIDAL
E4 BRANCH MANAGER

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Reception Room
12'10" x 28'1"

Kitchen / Diner
17'10" x 8'5"

Bedroom / Study
6'9" x 8'9"

Bedroom
12'5" x 15'1"

Bedroom
10'10" x 12'9"

Bathroom
8'1" x 6'3"

Bedroom
14'2" x 14'9"

Ensuite
7'1" x 4'0"

Garden
22'11" x 36'1"

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