



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	68	72
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



FOREST ROAD, FOREST GATE

£1,900 Per Calendar Month
 2 Bed Flat



Features:

- Two Double Bedrooms
- Ground Floor Flat
- Newly Refurbished
- Open Plan Kitchen
- Basement for Storage
- Private Garden
- Short Walking Distance to Wanstead Flats
- Holding Deposit: equivalent to one week's rent capped at £400
- Walking Distance to Wanstead Flats Overground and Forest Gate Station

Situated mere moments from Wanstead Flats, this two-bedroom apartment occupies the ground floor of a spacious Victorian conversion. Immaculately finished with period features throughout, you have two good sized bedrooms, a spacious kitchen/diner and a leafy garden.

As well as all the greenery, the thriving hub of Winchelsea Road is mere metres away - and the delights of Leytonstone are easily accessible too. If you need to venture further, Forest Gate station is ten mins away, where the Elizabeth line can whisk you into central London at super-speed.

REQUEST A VIEWING
 0203 397 2222

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
 0208 520 6220

Property Maintenance
 propertymanagement@stowbrothers.com
 0203 325 7228

STOWBROTHERS.COM
 @STOWBROTHERS



IF YOU LIVED HERE.....

You'll be enjoying a masterful finish from front to back, with spotless décor, vintage-style radiators, charming fireplaces and warm timber flooring throughout.

The dual kitchen/living area is brilliantly spacious and filled with natural light, thanks to floor-to-ceiling sliding doors that open onto a sizeable garden — the perfect leafy backdrop, rich with mature planting. The kitchen area is pristine, featuring sleek cabinetry and a full range of integrated appliances. Meanwhile, the bathroom is just as immaculate, with stylish fittings, contemporary tiling, and an over-tub shower. Both bedrooms are bright and airy.

You're ideally positioned between Leytonstone, Leyton and Forest Gate, giving you a wealth of options when it comes to amenities. Just a short stroll away, Winchelsea Road offers some fantastic spots for food and drink, including Pretty Decent Beer Co. Taproom, The Rookwood Village and Wild Goose Bakery. Head north to Leytonstone for even more top-rated restaurants and cafes, such as Panda Dim Sum and Homies on Donkeys.

For everyday essentials, you'll find plenty of convenience stores nearby. And when you need a bit more, you're only a quick hop on the bus or Central line to Westfield Stratford and the Olympic Park.



WHAT ELSE?

- Forest Gate station is around ten minutes on foot, where you can use the Elizabeth line to get directly to Liverpool Street in about 13 mins or Bond St in 19 mins.
- New local? You've got The Wanstead Tap, a bar, beer shop and performance space four minutes from your home on foot, or The Holly Tree, which offers up great grub plus a miniature railway - three mins away.
- Parents will be pleased to know you have a wide choice of great primary and secondary school less than a mile away on foot.

REQUEST A VIEWING
0203 397 2222

FOLLOW US → @STOWBROTHERS
STOWBROTHERS.COM



REQUEST A VIEWING
0203 397 2222

FOLLOW US → @STOWBROTHERS
STOWBROTHERS.COM



Bedroom
13'6" x 9'7"

Bedroom
11'1" x 9'7"

Bathroom
6'1" x 5'11"

Kitchen/Reception Room
22'6" x 9'5"

REQUEST A VIEWING
0203 397 2222



FOLLOW US → @STOWBROTHERS
STOWBROTHERS.COM