



Reception Room
13'2" x 11'7"

Reception Room
10'3" x 9'8"

Kitchen/Diner
22'4" x 10'0"

Bedroom
14'11" x 10'11"

Bedroom
10'6" x 9'11"

Bedroom
10'2" x 9'6"

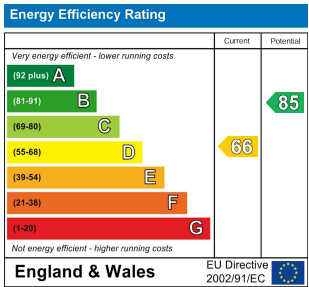
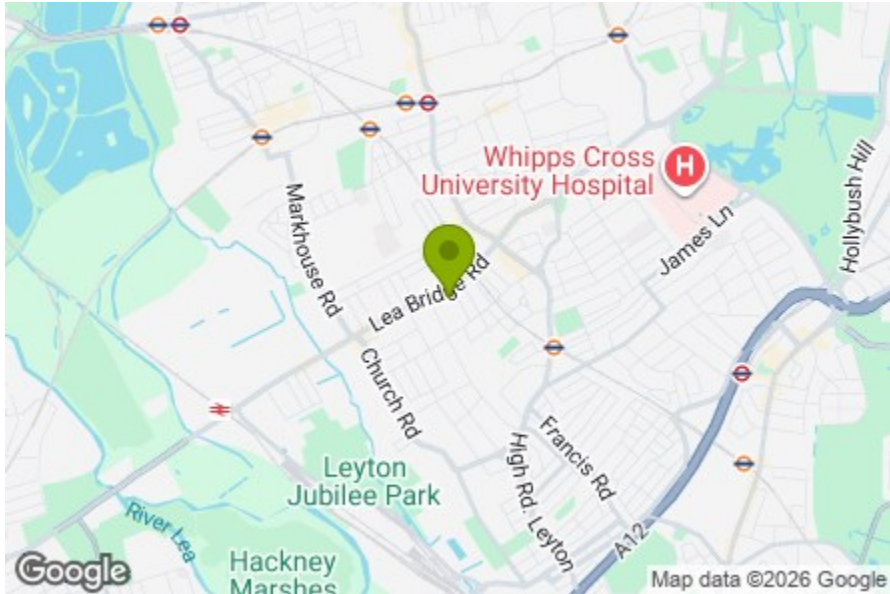
Bedroom
14'6" x 11'10"

Bedroom
11'5" x 9'11"

Bathroom
6'7" x 6'2"

Shower Room
8'3" x 4'11"

Garden
29'6"



WHITNEY ROAD, LEYTON

Offers In Excess Of £875,000 Freehold
5 Bed House - Mid Terrace



Features:

- Five Bedrooms
- Victorian Terraced House
- Arranged Over Three Floors
- Beautifully Presented Throughout
- Spacious Kitchen Diner
- Secluded Private Garden
- Walking Distance to Leyton Midland and Walthamstow Central stations
- Quiet Residential Street

Set on a quiet residential street in Leyton, this beautifully presented five bedroom Victorian terrace unfolds over three floors, with a spacious kitchen/diner and secluded private garden. Leyton Midland Road and Walthamstow Village are within walking distance, while the independent shops, cafés and places to eat are all close at hand.

REQUEST A VIEWING
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IF YOU LIVED HERE...

The ground floor begins with two separate rooms at the front of the house, both finished in soft, calm tones with timber flooring and plenty of natural light. The larger front room has a bay window, while the room behind offers useful flexibility. To the rear, the kitchen/diner stretches out towards the garden, combining white cabinetry and worktops with darker units and open shelving. There's plenty of room for a dining table, and glazed doors open directly outside, giving the space an easy connection with the garden. Beyond, the garden feels nicely tucked away, with a paved terrace leading onto a longer planted space.

Upstairs, the first floor has three bedrooms alongside the family bathroom, which is finished with a bath, patterned tiling and contemporary fittings. Two further bedrooms occupy the second floor, where rooflights bring daylight into the larger room, alongside a separate shower room and useful eaves storage. Altogether, the five bedrooms are spread naturally across the

upper floors, while the additional ground-floor rooms give plenty of choice for day-to-day living.

WHAT ELSE?

- Leyton Midland Road station is within walking distance, providing overground connections across East London. Around the station, the railway arches have become a lively local pocket for food and drink. Walthamstow Central station is also very close, providing overground connections into Hackney and The City of London.

- Francis Road is within easy reach, home to independent favourites including Yardarm, a family-run wine shop, café bar and deli, alongside a growing collection of neighbourhood shops and places to eat.

- For time outdoors, Coronation Gardens and Leyton Jubilee Park are nearby, with the wider green spaces of the Queen Elizabeth Olympic Park and Hackney Marshes also within easy reach.



WORD FROM THE OWNER...

"We've absolutely loved our time at 6 Whitney Road. It's been such a lovely family home and a wonderful place to make memories. The house was fully renovated in 2019, including new plumbing and electrics, as well as a loft extension, giving us a beautifully finished and practical five-bedroom home with plenty of space for a growing family or visiting guests. The homely kitchen, with its Magnet cabinetry and quartz worktops, has been one of our favourite spaces in the house.

The location is hard to beat, ideally placed within the catchment of several outstanding primary schools, with Epping Forest on the doorstep and just a few minutes' walk from the village and the bustling Tilbury Road. Walthamstow and Leyton are also within easy reach, making this a fantastic place to enjoy everything the area has to offer. We'll be very sad to leave and hope the next family loves this home as much as we have."

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