



2

Bedrooms



1

Bathroom



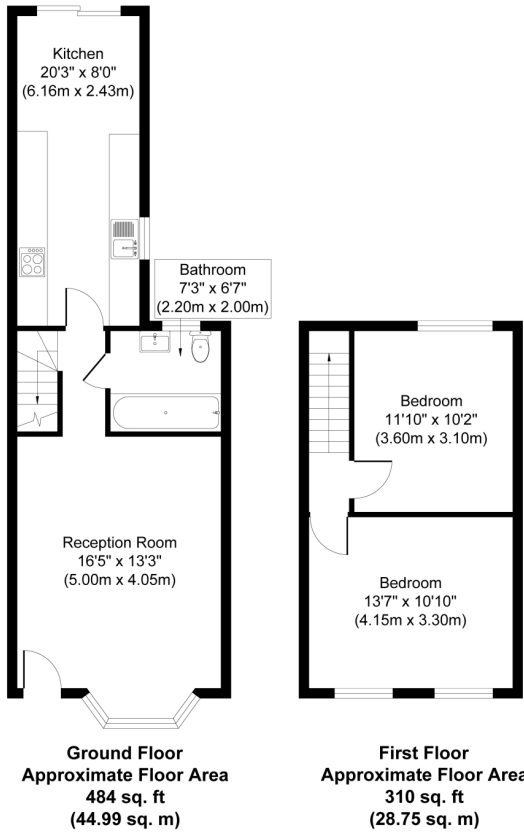
A charming two-bedroom Victorian mid-terrace house with an extended kitchen, original features and a cleverly positioned ground floor bathroom. Ideally located close to New City Primary School and within the catchment for Brampton Manor Academy, with excellent transport links to Stratford, Canary Wharf and the City. A well-connected and pleasant place to live.

A charming two-bedroom Victorian terrace with an extended kitchen, character features and strong local school catchments.

This property is situated on a quiet, tree-lined street, is ideally located for families, close to New City Primary School and within the catchment for Brampton Manor Academy. Excellent transport links are nearby, with Plaistow, Upton Park and West Ham stations all within easy reach, offering access to the District, Hammersmith & City, Jubilee and DLR lines. Stratford station is also close by, providing the Elizabeth Line, Central Line, Overground and National Rail services into Canary Wharf, the City and beyond.

West Ham Park, Plaistow Park and Central Park (which has a community café, serving fresh bread and hosting supper clubs) are all nearby, offering green space for walking and leisure. Easy access to the Greenway, provides traffic-free cycling to the Olympic Park, Hackney and beyond. Newham Leisure Centre and Newham University Hospital are also within easy reach. Barking Road hosts many local shops and cafes for everyday essentials. The Boleyn Tavern, Black Lion and Red Lion Pubs are also within walking distance. While Westfield Stratford and Gallions Reach offer a wider choice of dining and shopping.

The area is convenient, well-connected, and a pleasant place to live with a strong community feel.



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Copyright V360 Ltd 2026 | www.houseviz.com

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		79
(55-68) D	67	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Address: London, E13

