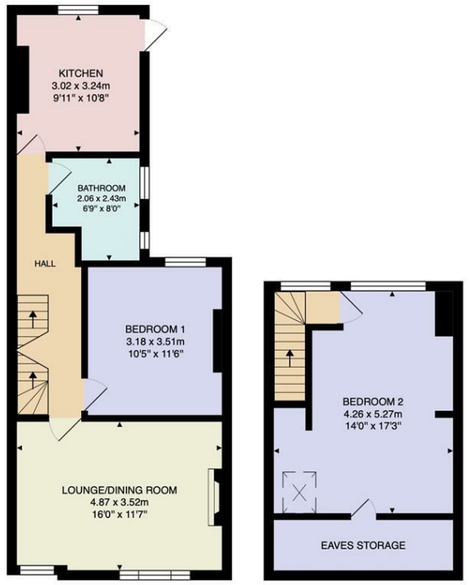
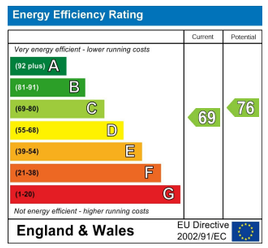


Total Area: 80.5 m² ... 866 ft²

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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.





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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STAINFORTH ROAD, WALTHAMSTOW

£2,350 Per Month

2 Bed Apartment

Features:

- Two Bedroom Property
- Split Level Flat
- Spacious Living Area
- Close To Walthamstow Central
- Private Section Of Rear Garden
- Council Tax Band B

An enviably spacious two bedroom apartment, occupying the first floor of a large Victorian conversion as well as the elegantly developed loft. Design & Decor is rich and characterful, with a wealth of vintage features, and you're ideally located just moments from Walthamstow station and the Village.

With a grand total of more than 800 square feet of living space, this property is ideal for a couple, young family or professional sharers alike.

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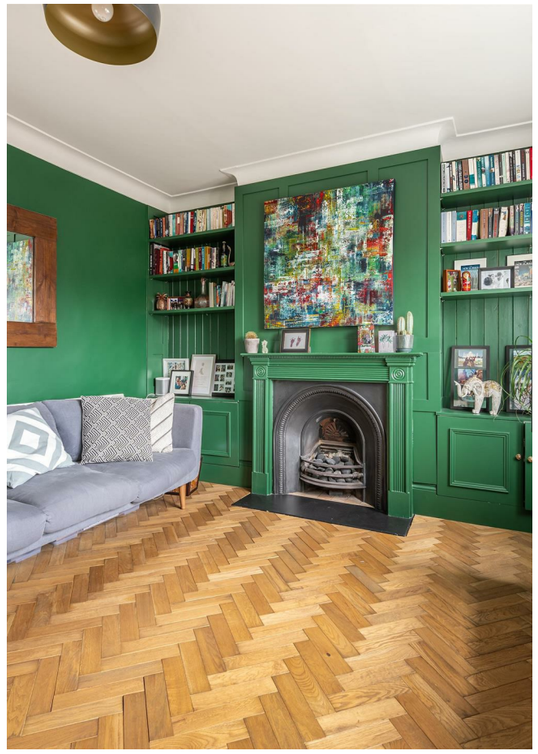
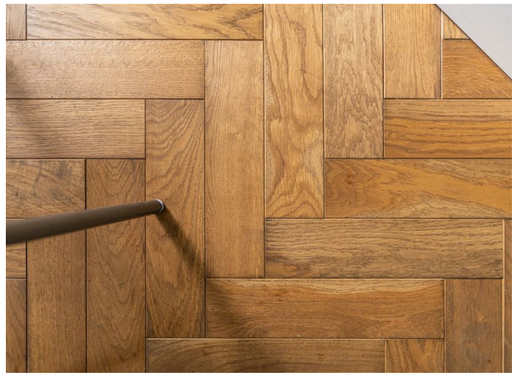
0203 397 9797









IF YOU LIVED HERE...

The heart of your new home is sure to be your luxuriant, 180 square foot lounge/diner. Walls are finished in timeless Lincoln green, classic parquet flooring runs underfoot and you have a charming vintage hearth taking centre stage. Brightly lit by a set of sash windows, it's a brilliantly characterful venue for entertaining of all kinds.

Next door's your first bedroom, a solid double of 110 square feet finished in bright, pristine white with a striking statement wall and leafy garden view. Elsewhere your kitchen's sleek and modern, with timber worktops, metro tile splashbacks and a handy breakfast bar, while your bathroom's an elegant affair in glossy blue tiling with brass fittings.

Finally, head into the wonderfully realised loft conversion for your skylit, 220 square foot master bedroom, with blonde hardwood underfoot and a wealth of storage.

Outside and the eagerly sought after offerings of Walthamstow Village are right on your doorstep. It's less than five minutes walk to the heart of this leafy, part pedestrianised oasis and the huge array of independent bars, restaurants and gastropubs it's home to. From the cosy fires and friendly cats at The Nag's Head, classic cocktails at Eat17, genuine tapas at the Orford Saloon and much, much more. You're sure to find a favourite, whatever your tastes.



WHAT ELSE?

- The comprehensive transport links of Walthamstow Central station are just a couple of minutes walk, for direct twenty minute runs to Liverpool Street and Oxford Circus, so you have both the City and West End well under a half hour away door to door.
- Did we mention your garden? Accessed via external cast iron steps from your kitchen it's a subtly divided mix of lawn and a raised deck perfect for BBQs.
- Just the other side of the station you have the Walthamstow Mall, Europe's longest street market, and the Empire Cinema entertainment complex.

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