THE STOW BROTHERS



Total Area (Excluding Outdoor Storage): 66.8 m² ... 719 ft²

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, rements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-stat on is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances show not been tested and no guarantee as to their operability or efficiency can be given.

Reception
11'8" x 14'5"

Bedroom
6'2" x 8'6"

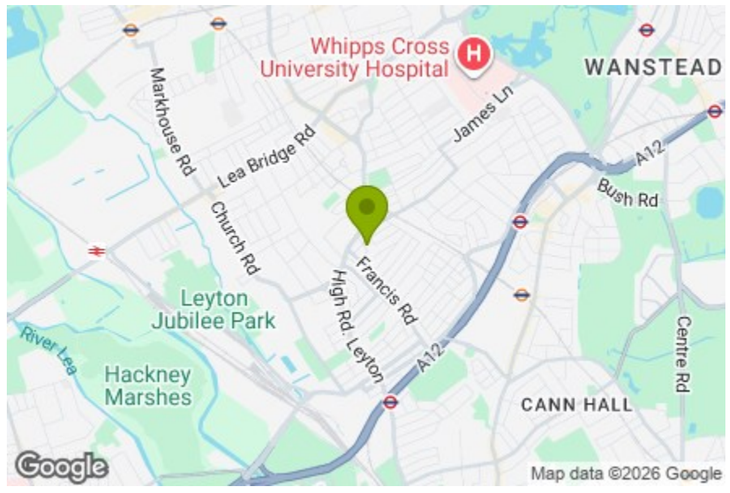
Bedroom
11'8" x 12'2"

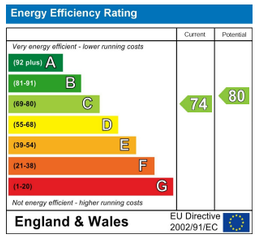
Reception
11'5" x 12'11"

Kitchen
5'10" x 9'4"

Bathroom
5'8" x 6'2"

Garden
25'10" x 10'5"





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THE STOW BROTHERS

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BRUNSWICK ROAD, LEYTON

Offers In Excess Of £500,000 Leasehold

2 Bed Flat

Features:

- First Floor Abrahams Flat
- Two Receptions
- Two Bedrooms
- Flexible Living Accommodation
- Private Rear Garden
- Beautifully Presented
- 719 sqft

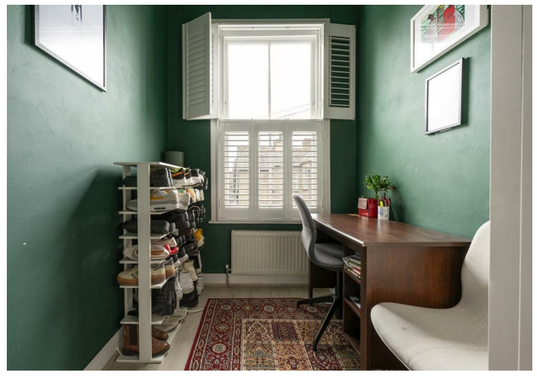
A beautifully presented two bedroom first floor Abrahams flat in the heart of Leyton, offering flexible living space, period character and a wonderfully secluded private rear garden. With two reception rooms, thoughtfully styled interiors and plenty of original charm, this is a home with real personality, all within easy reach of Leyton's independent cafés, neighbourhood favourites and excellent transport links.

REQUEST A VIEWING
0203 397 9797















IF YOU LIVED HERE...

You'll have around 719 square feet of beautifully presented living space to enjoy, with a versatile layout that offers plenty of flexibility. At the front, the first reception is a lovely space to unwind, with soft carpeting, a generous bay window dressed with shutters, neutral tones and carefully chosen decorative touches. Alongside this, the second bedroom is currently used as a home office, while the principal bedroom features fitted wardrobes and a calm, restful palette. The second reception sits further towards the rear, full of character with a period fireplace, beautiful wooden floors and plenty of space for dining and entertaining, making the two separate living areas a real advantage.

Beyond here, the kitchen is finished with pale cabinetry, wooden worktops and warm flooring, while the bathroom features a bath with shower above and contemporary fittings. Throughout, the combination of period details and thoughtful design choices creates a home that feels both characterful and comfortable. Outside, the private rear garden is another lovely highlight. Beautifully enclosed by established greenery and timber fencing, it features a paved seating area, raised planting beds and a decked terrace at the far end.

There's plenty of room for outdoor dining, summer gatherings or simply enjoying a quiet afternoon in the sunshine, with useful outdoor storage adding to the practicality.

WHAT ELSE?

Leyton Underground Station is within easy reach, offering Central line connections to Stratford, Liverpool Street and central London. Leyton Midland Road Overground is another convenient option for travelling across East London.

Francis Road is a much-loved local destination, with independent shops, cafés and neighbourhood favourites including Yardarm. Nearby, you'll also find Homies on Donkeys and a growing selection of places to eat, drink and explore.

For time outdoors, Leyton Jubilee Park and the open green spaces of Hackney Marshes are close by, while the Queen Elizabeth Olympic Park offers beautiful walking routes, cycling paths and plenty more to discover.



A WORD FROM THE OWNER....

"We couldn't have dreamed of a more perfect first home. We have become part of a wonderful local community with everything we need right on our doorstep. We've loved welcoming friends and family, and hosting long lunches around the dining table or with a BBQ in the garden. Our home has felt like a light and airy haven away from the bustle of city life, while still enabling us to enjoy all the exciting opportunities that living in London offers."

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