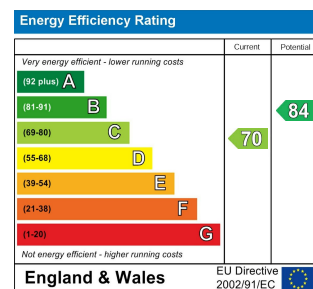
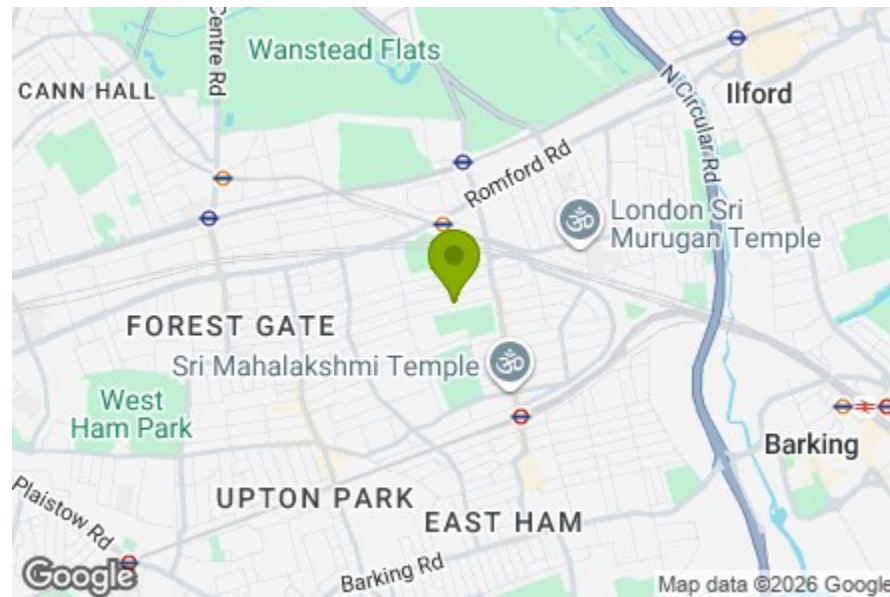




- Reception Room  
15'8" x 11'7"
- Reception Room  
13'3" x 9'9"
- Kitchen / Diner  
13'1" x 12'4"
- Study  
10'2" x 6'9"
- Cellar  
12'11" x 6'4"
- Bedroom  
9'1" x 5'11"
- Bedroom  
15'9" x 10'7"
- Bedroom  
13'5" x 10'7"
- Bathroom  
8'2" x 5'11"
- Garden  
19'8"
- Outbuilding  
14'9" x 7'4"



## STRONE ROAD, FOREST GATE

Offers In Excess Of £500,000 Freehold  
3 Bed House



### Features:

- Edwardian Family Home
- Three Bedrooms
- Family Bathroom + Downstairs WC
- Ground Floor Rear Extension
- Cellar
- Chain Free
- Close to Plashet Park
- Outbuilding

Set on a residential street close to Plashet Park, this chain free three bedroom Edwardian home offers generous living space, plenty of character and exciting potential for its next chapter. With East Ham's shops, cafés and transport links all within easy reach, it's a well placed home for family life, with the added bonus of an outbuilding and cellar providing valuable extra space.

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#### IF YOU LIVED HERE...

Step through the front door into the spacious bay fronted reception room, where large windows fill the room with natural light and a feature fireplace creates an inviting first impression. Beyond, a second reception offers a flexible space that works equally well as a dining room or everyday living area, while a separate study provides a quiet spot for working from home, hobbies or reading.

The ground floor has been extended to the rear to create a generous kitchen and dining room, designed with family life in mind. There's plenty of room for cooking, dining and gathering together, while doors open directly onto the garden. A well placed shower room sits just off the kitchen, adding flexibility for busy households and guests, while the cellar offers useful storage away from the main living areas. Outside, the garden leads to a substantial outbuilding, offering excellent storage or the potential for a workshop, studio or home gym.

Upstairs, you'll find three well proportioned bedrooms arranged around the landing. Two comfortable doubles sit at the front and rear of the house, while the third bedroom offers a versatile space, equally suited to a child's room, nursery or home office. A family bathroom on the first floor serves the bedrooms, while the additional ground floor shower room makes day to day living that little bit easier.

#### WHAT ELSE?

- Plashet Park is a short walk away, with open green spaces, tennis courts, a café, children's play areas and plenty of room for weekend walks or morning runs.
- East Ham Station is within easy reach, offering District and Hammersmith & City line services into the City and beyond, while frequent local bus routes connect you with Stratford, Barking and surrounding neighbourhoods.
- High Street North has everything from everyday essentials to independent cafés and restaurants, while Central Park Leisure Centre is nearby for swimming, fitness classes and a well equipped gym.



#### A WORD FROM THE EXPERT...

"Forest Gate is one of London's best kept secrets. With great housing, wide green spaces on Wanstead Flats and a friendly atmosphere shaped by independent boutiques, cafés and bars, it has everything you would want in a neighbourhood. Weekends are easily filled with coffee and pastries from The Wild Goose Bakery, fresh pasta from Fiore Truck, dinner at Giovanna's or a brilliant curry from The Wanstead Kitchen. A walk across Wanstead Flats or through Wanstead Park completes the perfect local day out. The Elizabeth line makes Forest Gate incredibly well connected, with Liverpool Street about 12 minutes away, Canary Wharf around 15 and Heathrow reachable directly in under an hour. This mix of character, community and convenience is a big part of its appeal. Most of all, Forest Gate has a creative, independent spirit and a strong sense of community that locals proudly nurture".

BEN CHARLETON  
E11 BRANCH MANAGER

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