



NAGLE CLOSE, LONDON

£2,100 Per Calendar Month
3 Bed Apartment - Purpose Built



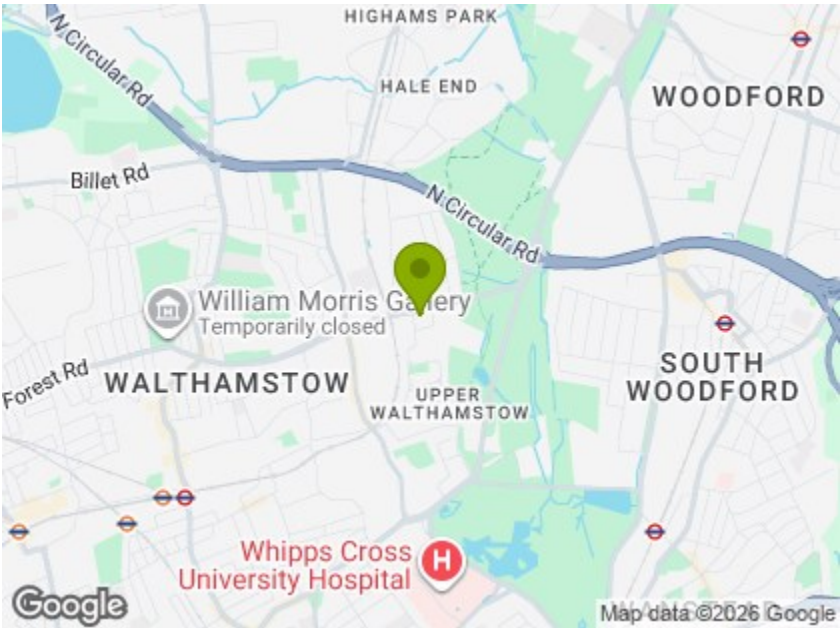
Features:

- Spacious Three Bedroom Flat
- Close To Wood Street
- Quiet Residential Area
- Fully Fitted Kitchen
- Large 300sqft Reception
- Three Good Sized Bedrooms
- Contemporary Bathroom
- Council Tax Band C
- Available Now

A bright and spacious three bedroom apartment on the first floor of a purpose-built low-rise development. It's all set in well maintained grounds just a stone's throw from the greenery of Epping Forest. Not only that, but Walthamstow's fast-growing neighbourhood of Wood Street is moments away.

Nagle Close is adjacent to plenty of family-friendly green space and comes with external private storage and laundry drying area. The development itself is a modest, handsome affair - in keeping with the upmarket tranquillity of the area.

REQUEST A VIEWING
0203 397 9797



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

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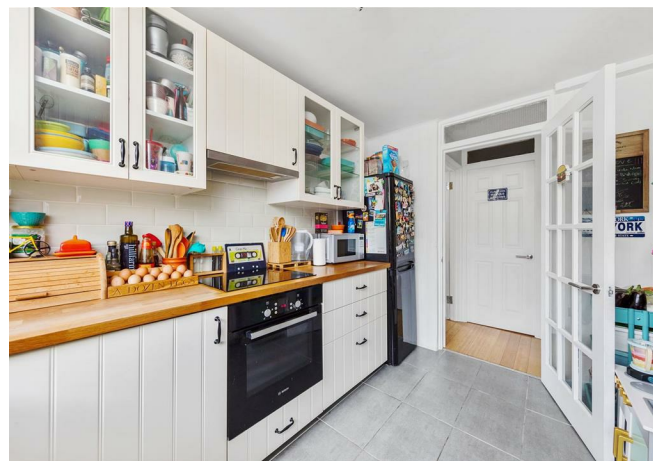
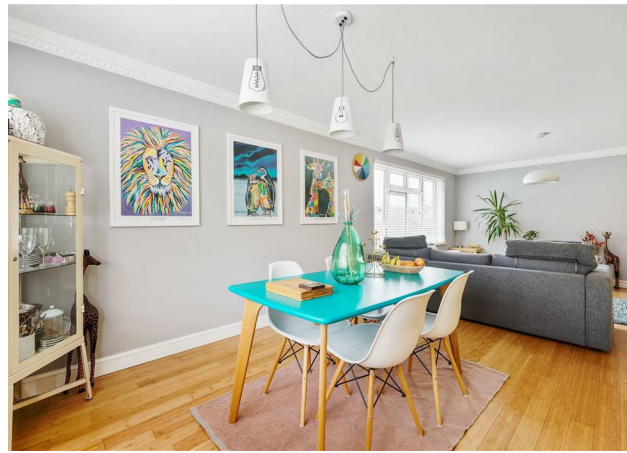
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IF YOU LIVED HERE...

You'll be stretching out in your generous lounge, which comes in at an impressive 300 square foot, with natural light flooding in courtesy of huge windows, plus sleek engineered timber floorboards underfoot and tasteful decor. There's plenty of space for dining here - a perfect spot for entertaining friends.

The kitchen's a generous 85 square foot with colourful cream colour rustic style cabinets, varnished wood worktops set against neutral metro tile splashback and slate effect floor tiles. Both two bedrooms are doubles coming in at 115 square foot and you have an additional single bedroom, perfect as a home office. Lastly, the bathroom is a gleaming and

contemporary space with designer touches including a slate effect tiles throughout, rainfall shower and backlit vanity mirror.

Nearby Wood Street is one of Walthamstow's fastest-growing new neighbourhoods, with an ever-increasing choice of independent shops and cafes, thriving vintage market and some choice gastropubs. Wood Street station is just a half mile on foot, and will get you directly to Liverpool Street in twenty minutes. Alternatively, on rainy mornings the nearby route 123 bus will speed you to Blackhorse Road tube Station in a few minutes.



WHAT ELSE?

- The development has designated car park and drivers can be on the North Circular in less than five minutes.
- For your new local we have to recommend The Duke, a family-friendly Wood Street gastropub with a great line of burgers, it's just half a mile away.
- For a tranquil afternoon floating about in a rented row boat, Hollow Pond is well worth the twenty minute walk.

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