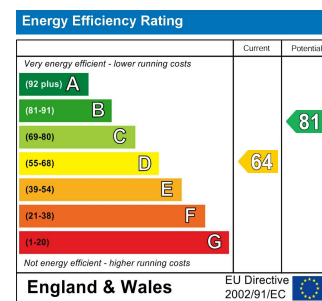
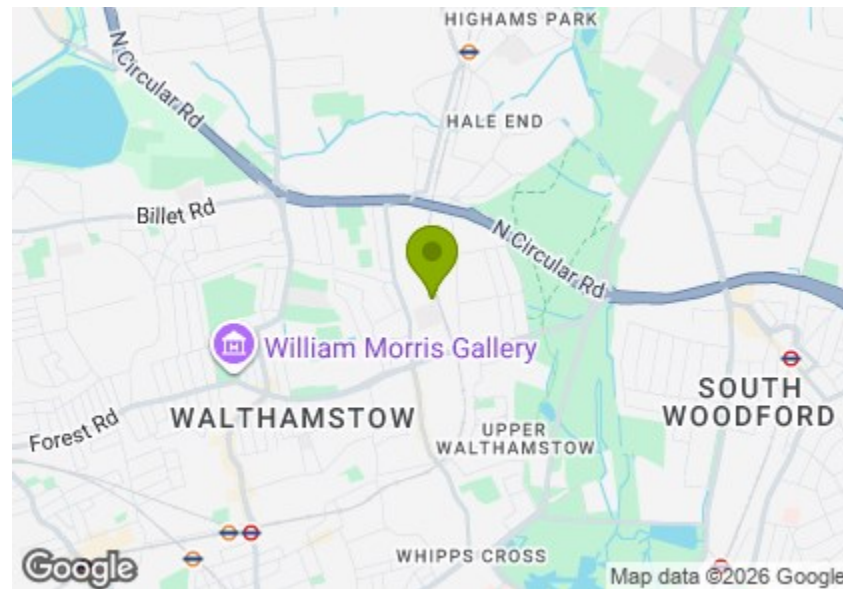




Total Area (Excluding Eaves Storage): 114.2 m<sup>2</sup> ... 1229 ft<sup>2</sup>  
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, 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.



## MACDONALD ROAD, WALTHAMSTOW

### Offers In Excess Of £800,000 Freehold 4 Bed House



#### Features:

- Terraced Family Home
- Four Bedrooms
- Two Bathrooms
- Stunning Kitchen/Diner
- Over Three Floors
- 1229 sqft
- Beautifully Presented

Set on a peaceful residential street in the popular Chapel End neighbourhood, this beautifully presented four bedroom terraced home unfolds across three floors and offers generous family living within easy reach of Wood Street's independent cafés, shops and Overground station. Thoughtfully updated throughout, it balances contemporary finishes with a warm, welcoming feel, making it an easy home to settle straight into.

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**IF YOU LIVED HERE...**

Step inside and a bright entrance hall leads you through the ground floor, where a welcoming front reception room provides a calm retreat. Large windows fitted with plantation shutters draw in plenty of natural light, while bespoke shelving and soft neutral décor create a relaxed and inviting atmosphere.

To the rear, the kitchen and dining space is undoubtedly the heart of the home. Stretching across the width of the house, this impressive room has been designed with everyday family life in mind, and was crafted by local Ravenswood Estate company Milk Furniture. A substantial island sits at the centre, topped with Forosso, a sustainable surface made from reclaimed wood offcuts, bringing both warmth and a thoughtful material story to the space. Around it, sleek cabinetry, integrated storage and generous worktop space keep everything calm and practical. Skylights and glazed doors enhance the sense of light, while the dining area offers ample room for gathering with family and friends. A separate utility room and ground floor WC add further practicality. Beyond, the garden provides a lovely extension of the living space during warmer months.

The first floor is home to two well-proportioned bedrooms and a stylish family bathroom, complete with a freestanding bath and contemporary fittings. On the top floor, two further bedrooms sit beneath the eaves, including a particularly bright room with large picture windows and leafy views. A second bathroom serves this level, giving the house the flexibility and convenience that growing families often seek.

**WHAT ELSE?**

- Wood Street Overground is within easy walking distance, offering direct services to Liverpool Street, while Walthamstow Central and the Victoria line are also easily accessible.
- The thriving Wood Street neighbourhood is packed with favourites including Chocolate Bakery, The Collab, Dudley's and several independent coffee shops, restaurants and local stores.
- Outdoor space is plentiful nearby, with Hollow Ponds, Epping Forest and Lloyd Park all close at hand, while parents will be pleased to find a choice of well-regarded local schools in the area.



**A WORD FROM THE OWNER...**

"As first-time homeowners, we poured our hearts into transforming this house into a stylish and practical home, adding modern comforts into a late Victorian property. The location has been a real highlight for us, with friendly neighbours, excellent transport links, and easy access to plenty of green spaces such as the forest to the east and Chestnuts Field and Lloyd Park to the west. Moving in we were greeted with a slice of rum cake and a coffee from our next door neighbours and everyone looks out for one another. It has been a wonderful place to put down roots, and we have loved living in such a thriving and welcoming area."

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**Reception**  
9'10" x 12'9"

**WC**

**Utility**  
6'11" x 6'1"

**Kitchen/Diner**  
10'11" x 23'1"

**Bedroom**  
13'1" x 12'11"

**Bedroom**  
7'7" x 11'5"

**Bathroom**  
8'0" x 10'0"

**Bedroom**  
11'10" x 12'1"

**Bathroom**

**Bedroom**  
6'11" x 9'8"

**Garden**  
21'7" x 13'11"



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