



THORPE ROAD, WALTHAMSTOW  
Offers In Excess Of £725,000 Freehold  
4 Bed House - End Terrace



Features:

- Four Bedrooms
- Two Bathrooms
- Arranged Over Three Floors
- Beautifully Presented Throughout
- Just Under 1500 sq.ft
- Private Garden
- End of Terrace House With Side Access

A bright and spacious four bedroom family home, laid out over three sizeable storeys and brimming with vintage style, elegance and character throughout. Outside, and you have the natural greenery of Lloyd Park just a half mile away on foot.

It's also less than ten minutes stroll to Wood Street, our thriving new neighbourhood of independent cafes and stores, plus fine gastropubs and an endlessly explorable indoor vintage market.

REQUEST A VIEWING  
0203 397 9797

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0203 397 2222

E17 & E10  
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0203 397 9797

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## IF YOU LIVED HERE...

Your first stop will be the handsome, 180 square foot front lounge where an artfully tiled vintage hearth teams with original timber floorboards and an overhead ceiling rose for a warm and classic aesthetic. There's even more space next door, where your kitchen/diner comes in at over 250 square feet with metro tile splashbacks and impressive chef's oven.

Patio doors lead out to a gravelled seating area and fifty foot length of lawn, shaded and secluded by mature greenery. Upstairs and you have the classic two doubles and one single bedroom layout, plus an impressive family bathroom smartly finished in geometric floor tiling and eggshell blue. Finally your penthouse suite is especially striking, with a vast 200 square foot principle sleeper, skylights opposite floor to ceiling windows and a second smoky grey bathroom to complete things.

Outside and the landscaped gardens and open spaces of Lloyd Park are just a half mile on foot. Here you'll find cafes, courts and a skatepark not to mention all manner of sports clubs and classes, and the Saturday farmers market. Plus of course there's the

famous William Morris Gallery, dedicated to one of our borough's most creative sons. All in all, it's a life changing spot to have on your doorstep.

## WHAT ELSE?

- Wood Street overground station is fifteen minutes on foot or five by bike for twenty minute direct runs to Liverpool Street. Or Walthamstow Central is just one stop down for a quick hop to the Victoria line.
- Parents will be pleased to know you have twenty two primary/secondary schools, all rated 'Outstanding' or 'Good' by Ofsted, less than a mile away on foot.
- For your new local, be sure to check out The William Morris Bar, just five minutes around the corner and home to regular singsong nights alongside fine food and real ales.



## A WORD FROM THE OWNER.....

"We've been delighted to live on Thorpe Road, there is such a strong community spirit, and have made lifelong friends with our neighbours. There is a lovely deli/cafe around the corner too.

New space is being developed at Fellowship Square where there is loads of space for families to relax and play. There are great local pubs and it's a short walk from the shops. There is great cycling nearby, it's a 5minute cycle from the forest, and a 15minute walk from the lovely Lloyd Park."

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**Garden**  
32'9"

**Reception Room**  
15'3" x 11'8"

**Kitchen/ Diner**  
17'11" x 14'7"

**Bedroom**  
9'11" x 7'1"

**Bedroom**  
15'3" x 10'5"

**Bedroom**  
14'7" x 10'5"

**Bathroom**  
10'0" x 7'1"

**Eaves Storage**

**Bedroom**  
20'8" x 11'8"

**Ensuite**  
8'2" x 4'7"



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