

PEVENSEY ROAD, FOREST GATE

Offers In Excess Of £500,000 Freehold 2 Bed House



Features:

- Two Bedroom Freehold House
- Bay Fronted
- Double Reception
- Stylish Bathroom
- Original Cornicing and Wooden Floors
- Close to The popular Winchelsea Road
- Moments from Wanstead Flats
- A Short Walk to Forest Gate Station

A charmingly immaculate two double bedroom Victorian mid terrace with twin receptions, a courtyard garden and fine vintage features. You're in Forest Gate here, within easy reach of transport connections and with Wanstead Flats mere moments away.

Winchelsea Arches sit just off your street for a wealth of eateries and watering holes, including The Wanstead Kitchen and Pretty Decent Beer, as well as the much-loved The Holly Tree.

REQUEST A VIEWING
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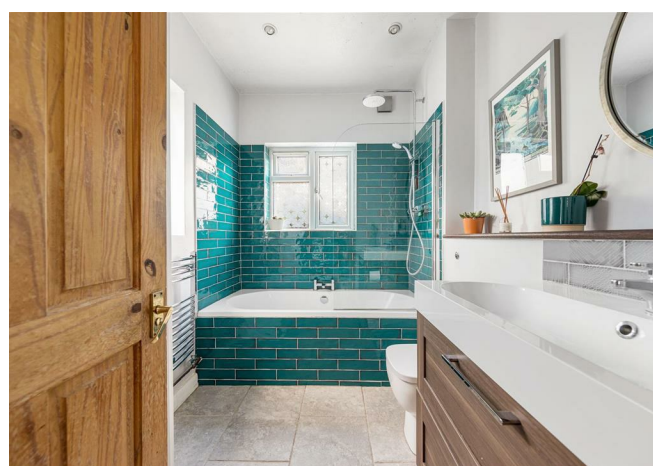
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IF YOU LIVED HERE...

You'll be relaxing with friends and family in your 125 square foot lounge, an exquisite space home to leafy views through the bay window, vintage cornicing overhead and a period fireplace nestled in the chimney breast. Follow the timber floorboards through to the dining area ñ it's artfully zoned by the stairs and comes with another handsome hearth as well as more bespoke storage. Continue through and the eat-in kitchen's just as covetable, with a skylight, on-trend olive green walls and access to your garden.

Step through the door here for your sixteen foot courtyard garden where flagstones give way to greenery. It's a lovely, low-maintenance solace brimming with potential. Back inside and head up the stairs for two immaculate double bedrooms, the 135 square foot principal sleeper coming in sophisticated indigo hues with twin windows ushering in streams of natural light. Lastly, your family bathroom's decked out in gleaming teal tiles around the tub, a heated towel rail and contemporary fixtures and fittings.

Step outside and Wanstead Park overground's a ten minute walk and just a few stops away from the speedy Victoria Line. Forest

Gate station's just a few steps further and will see you to Tottenham Court Road in under twenty minutes and Heathrow in less than an hour, courtesy of the Elizabeth line. If you fancy wandering around the Olympic Park or strolling the broad promenades of East Village and Westfield, then Stratford is just a couple of stops or an eight minute cycle away. You're perfectly placed for all worlds here.

WHAT ELSE?

- You're well served for local schools, with twenty in a one mile radius rated 'Good' or better by Ofsted. Five have 'Outstanding' status.
- There's a secure bike hanger right across from your front door, and cyclists can join dedicated cycle routes all the way to the City from either Romford Road or Drapers Field. Both just a six minute ride away.
- Leytonstone High Road is a twelve minute walk and well worth exploring. Take your pick from The Birds (an homage to local son Hitchcock), Mora (a superlative Italian restaurant) or The Mammoth Tap (look out for its delectable Iranian dishes).



A WORD FROM THE OWNER...

"We first fell in love with Forest Gate seven years ago when looking to buy our first home. We particularly love the location of our home, with the greenery of Wanstead Flats down the street for daily dog walks and the Holly Tree and Winchelsea arches are just minutes away.

This house has been the perfect starter home for us as a couple, and later young family. It has been the host of many happy memories and we know that it will provide many more to it's next owners. "

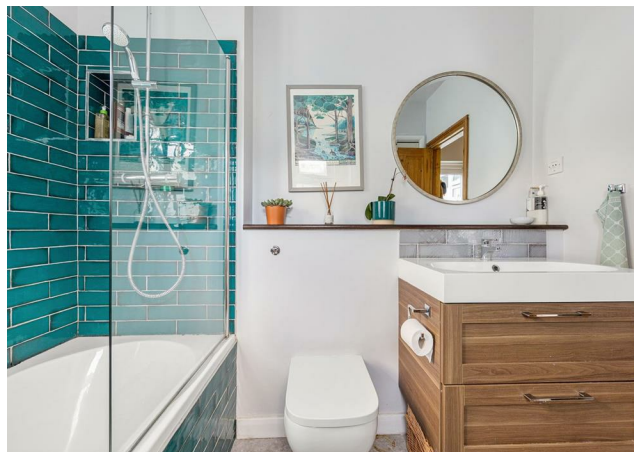
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Reception 1
14'11" x 9'11"

Bedroom 1
13'2" x 10'2"

Reception 2
13'2" x 8'7"

Bedroom 2
13'2" x 8'7"

Kitchen
13'2" x 11'1"

Bathroom
8'5" x 7'6"



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