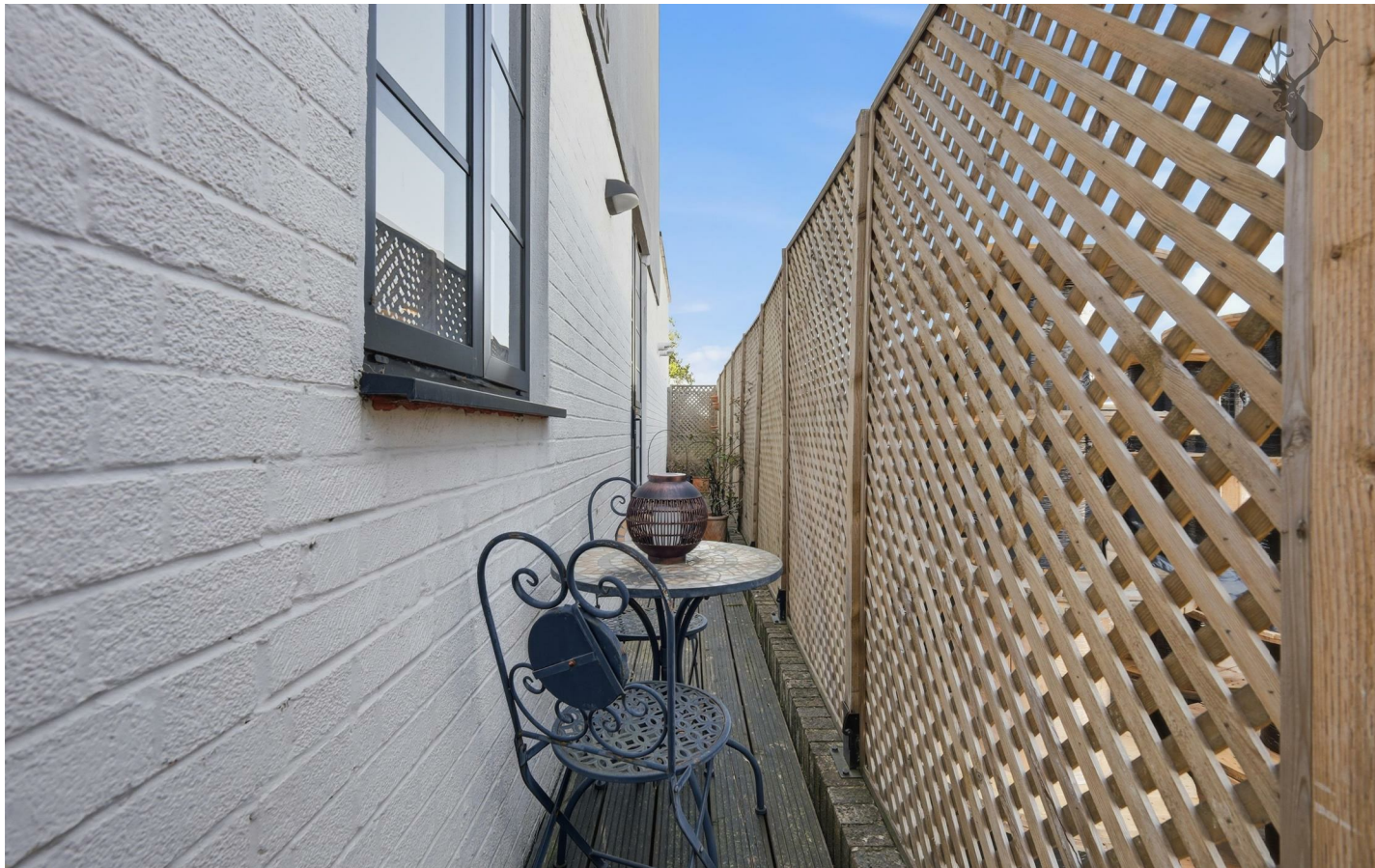




Maybank Road, London, E18

BUTLER & STAG



This beautifully presented ground floor apartment forms part of an attractive modern development in the well-connected and sought-after area of Woodford.



Leasehold

- Stunning Ground Floor Apartment
- Private Outside Space
- Modern Fitted Kitchen With Integrated Appliances
- Open Plan Living
- 99+ Years Remaining Lease
- 0.6 Miles From South Woodford Central Line Station

Thoughtfully designed for contemporary living, the property features a bright and spacious open-plan living and dining area, seamlessly paired with a sleek, fully integrated kitchen—perfect for both everyday comfort and entertaining guests.

The generous double bedroom benefits from built-in wardrobes and offers direct access to a private terrace. A stylish, well-appointed bathroom completes the accommodation.

Finished to a high specification throughout, this impressive home effortlessly blends comfort, style, and practicality, making it an ideal choice for first-time buyers, professionals, or investors.

Ideally located, the property enjoys the best of Woodford's leafy surroundings alongside excellent local amenities. Central Line stations at Woodford and South Woodford provide fast and convenient access into Central London, while nearby bus routes and easy connections to the A406 and M11 make commuting by road equally straightforward.

Residents can take advantage of the nearby green open spaces, including the expansive Epping Forest—perfect for walking, cycling, and outdoor leisure. A vibrant selection of cafés, restaurants, shops, and supermarkets along George Lane and the High Road further enhance the area's appeal, offering a perfect balance of convenience and relaxed community living.





Maybank Road

Approx. Gross Internal Area 39.3 sq. metres 422.5 sq. feet)

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Measurements are approximate and for illustration purposes only. While we do not doubt the accuracy and completeness, we advise you conduct a careful independent assessment of the property to determine monetary value
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IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.