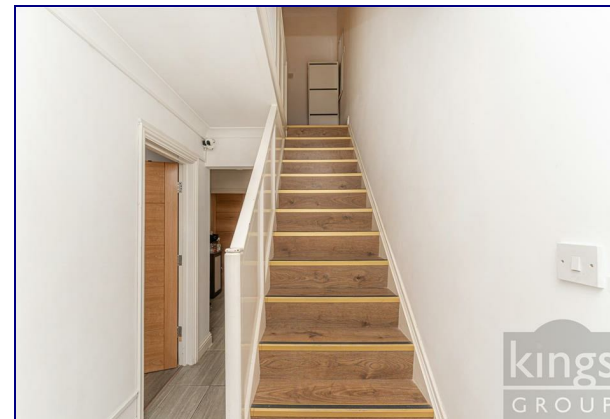




www.kings-group.net

248 Hoe Street
Walthamstow E17 3AX
Tel: 020 8521 1122

Grosvenor Park Road, London, E17 9PD
Offers In The Region Of £925,000

Nestled in the charming Walthamstow Village, this delightful post-war terraced house on Grosvenor Park Road offers a perfect blend of modern living and traditional charm. With five spacious bedrooms, this property is ideal for families seeking ample space and comfort. The house boasts two inviting reception rooms, providing versatile areas for relaxation and entertainment, whether it be a cosy family gathering or a lively social event.

The property features four well-appointed bathrooms, ensuring convenience for all residents and guests. Each bathroom is designed with modern fixtures, contributing to the overall good condition of the home. The house has been thoughtfully extended, enhancing its living space and making it a truly functional family home.

Being chain-free, this property presents a smooth transition for potential buyers, allowing for a quicker move-in process. The location in Walthamstow Village is particularly appealing, known for its vibrant community, local shops, and delightful eateries, all within easy reach.

This home is not just a place to live; it is a lifestyle choice, offering a harmonious blend of comfort, space, and community. If you are looking for a well-maintained family home in a sought-after area, this property on Grosvenor Park Road is certainly worth considering.

Tenure & Council Tax

Tenure: Freehold
Council Tax Band: D
Annual Council Tax Estimate: £2,278
Construction: Brick Built
Flood Risk: Rivers & Seas-Very low, Surface Water-Very low

Hallway
3'11" x 19'10" (1.21 x 6.07)

Bathroom
3'2" x 7'3" (0.98 x 2.21)
Tiled flooring and walls, heated towel rail radiator, bath with shower attachment and shower cubicle with thermostatically controlled shower, hand wash basin with mixer tap, low level flush w/c.

Reception One
12'7" x 13'4" (3.84 x 4.08)
Double glazed window to front aspect, double radiator, laminate flooring and power point.

Reception Two
10'4" x 10'4" (3.17 x 3.17)
Laminate flooring and power points.

Kitchen
9'1" x 22'10" (2.78 x 6.96)
Double glazed window to rear aspect, double radiator, tiled flooring and walls with tiled splash backs, space for fridge freezer, freestanding cooker with gas oven and hob, extractor fan with hood, sink with drainer unit, integrated dishwasher, power points and door leading to garden.

First Floor Landing

First Floor Bathroom
4'8" x 8'5" (1.44 x 2.57)
Tiled flooring and walls, heated towel rail radiator, shower cubicle with thermostatically controlled shower, hand wash basin with mixer tap and vanity under, low level flush w/c.

Bedroom One
9'11" x 14'7" (3.04 x 4.47)
Double glazed window to rear aspect, double radiator, laminate flooring and power points.

En Suite
4'2" x 6'9" (1.28 x 2.06)
Tiled flooring and walls, heated towel rail radiator, shower cubicle with thermostatically controlled shower, hand wash basin with mixer tap, low level flush w/c.

Bedroom Two
11'3" x 12'5" (3.43 x 3.81)
Double glazed window to rear aspect, double radiator, laminate flooring and power points.

Bedroom Three
9'6" x 8'2" (2.92 x 2.51)
Double glazed window to front aspect, double radiator, laminate flooring and power points.

Bedroom Four
10'10" x 11'11" (3.32 x 3.64)
Double glazed window to front aspect, double radiator, carpeted flooring and power points.

Bedroom Five
7'2" x 11'10" (2.19 x 3.62)
Double glazed window to rear aspect, double radiator, laminate flooring and power points.

En Suite
3'8" x 8'1" (1.12 x 2.47)
Tiled flooring and walls, heated towel rail radiator, shower cubicle with thermostatically controlled shower, hand wash basin with mixer tap, low level flush w/c.

