

LONGACRE ROAD, WALTHAMSTOW

Offers In Excess Of £780,000 Freehold

4 Bed House - Semi-Detached



Features:

- Four Bedrooms
- Semi Detached House
- Arranged Over Three Floors
- Well Presented
- Extended Kitchen Diner
- Driveway
- Close to Epping Forest

A handsome four bedroom semi detached home on a quiet Walthamstow street, thoughtfully arranged over three floors and well placed for the open greenery of Epping Forest and the independent character of nearby Wood Street. From here, you have Hollow Ponds and forest walks close by, while Wood Street brings in local cafés, the indoor market and Overground links into Liverpool Street

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IF YOU LIVED HERE...

Step through the front door and the house opens with a calm, well presented feel straight away. At the front, the separate reception room is a lovely retreat, with its bay window, soft palette and fitted shelving making it feel especially settled and inviting. To the rear, the house opens out into the extended kitchen diner, a generous open plan space with skylights, a large central island and plenty of room for both cooking and gathering. Full width glazing draws in the light and connects the room beautifully to the garden, while a ground floor WC adds everyday practicality.

Upstairs on the first floor, there are three bedrooms and the main bathroom. The front bedroom is especially generous, with another bay window and well judged proportions, while the second double has a quieter rear aspect. The fourth bedroom is a more compact room that would work neatly as a child's room, nursery or study, depending on what you need. The family bathroom sits on this floor too, finished in warm, natural tones with a bath and a grounded, relaxed feel.

The top floor is given over to a particularly appealing principal

bedroom suite. Set beneath the eaves, it has a calm, tucked away quality, with good floor space, built in storage and its own en suite shower room. Outside, the rear garden is smartly paved and easy to enjoy, with space for dining, sitting out and adding pots or planting. At the front, the driveway is another useful advantage, giving you welcome off street parking.

WHAT ELSE?

This is a lovely part of Upper Walthamstow for anyone who wants a little more breathing room without losing touch with the neighbourhood. Epping Forest and Hollow Ponds are close by for weekend walks, open skies and boating in the warmer months, while Wood Street adds a strong local rhythm with its long running indoor market, Overground station and much loved Old Station Yard Café.



A WORD FROM THE OWNER..

"From the moment we bought this house, it has been a true labour of love, transformed into a warm, bright, and welcoming home.

Underfloor heating runs throughout the open plan ground floor, and the loft with skylights creates a beautiful, light-filled retreat. Natural light flows through every space, with bifold doors opening onto a Mediterranean-style garden. We carefully chose elegant finishes, including marble bathrooms and an en-suite with a double shower and his-and-her sinks.

The kitchen is at the heart of the home, with double ovens, a microwave, and a 3-metre quartz island—perfect for hosting. The open-plan layout makes entertaining effortless, complemented by modern touches like Nest heating controls.

Perfectly located, it's a short walk to Wood Street's cafés, close to Highams Park station with direct trains to Liverpool Street, and just a 6-minute drive to South Woodford and 9 minutes to Walthamstow. There's a bus stop at the top of the road, easy access to the A406, and Lloyd Park is within walking

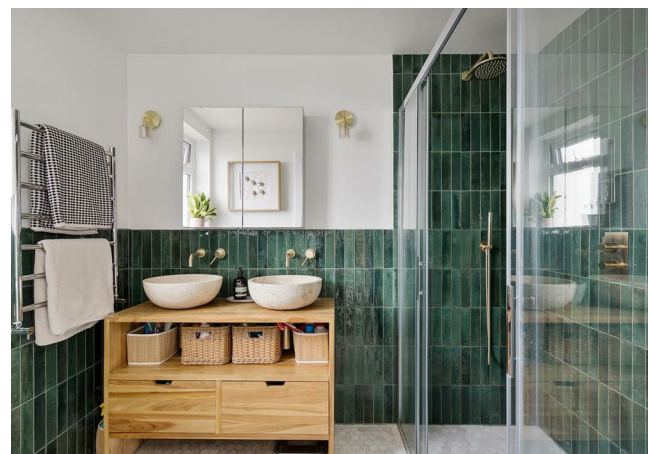
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Reception Room
14'2" x 11'9"

Bedroom
14'8" x 11'1"

Downstairs WC

Bedroom
17'1" x 11'4"

Kitchen/Reception Room
22'3" x 17'3"

Eaves Storage

Bathroom
7'6" x 6'5"

Ensuite
8'4" x 5'11"

Bedroom
11'11" x 6'5"

Garden
22'11"

Bedroom
11'11" x 11'1"



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