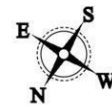


First Floor



Total Area: 58.8 m² ... 633 ft²

All measurements are approximate and for display purposes only



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(82 plus) A			
(61-81) B			
(49-60) C			
(35-48) D			
(29-34) E			
(21-28) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		85	54
EU Directive 2002/91/EC			



16 PROSPECT HILL, LONDON £2,200 Per Calendar Month 2 Bed Flat



Features:

- Two Bedrooms
- One Bathroom
- Bright and Airy
- Ample Storage
- Permit Parking
- Available Now
- Communal Garden
- Council Tax Band B
- Immaculately Presented
- Holding Deposit: Equivalent to 1 Week's Rent, Capped at £400

Perfectly positioned between the sought-after charms of Walthamstow Village, the convenient connections of Walthamstow Central and the vibrant energy of Wood Street, this beautifully finished two-bedroom sits on the first floor of a characterful purpose built development. Highlights include the tasteful mid-century style design, the bright dual aspect living area, smart bathroom and abundance of storage. It's ready to be enjoyed from the moment you move in.

REQUEST A VIEWING
 0203 397 9797

E11, E7, E12 & E15
 hello11@stowbrothers.com
 0203 397 2222

E4 & N17
 hello4@stowbrothers.com
 0203 369 6444

E17 & E10
 hello17@stowbrothers.com
 0203 397 9797

E18 & IG8
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 0203 369 1818

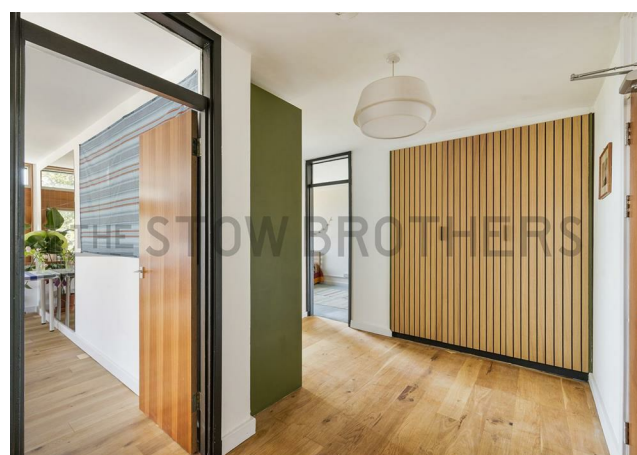
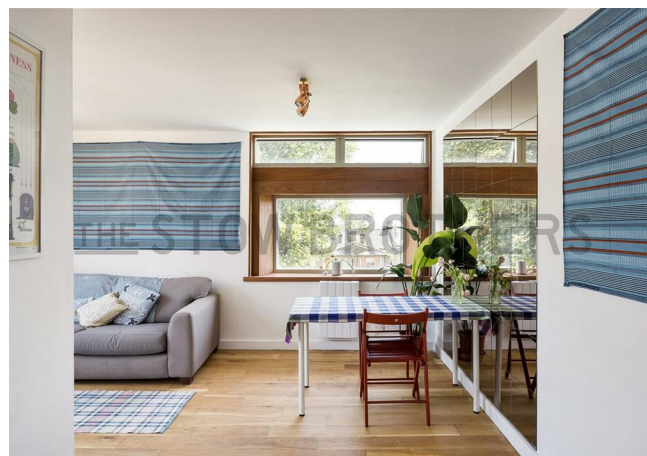
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IF YOU LIVED HERE...

You'll love the classic design of this development, where a timeless mid-century style is complemented by the apartment's first-floor position and fskyline views.

Step into the dual-aspect reception room and you'll immediately appreciate the sense of space and light. Neutral decor enhances the room's proportions, while the generous windows flood the space with natural light.

Handily adjoining the reception room, the kitchen allows light to flow easily throughout and features glossy green tiling, high spec appliances, sleek worktops, smart white units and a convenient 'passe-plat' (aka serving hatch), which adds not only light but mid-century style character.

Along the hallway, you'll find two immaculate bedrooms, both

with masterfully crafted built-in storage. The bathroom is equally well presented, with glossy sky blue tiling and an over-bath shower. You'll got a brilliant amount of storage in the hallway, too.

Outside, you've got plenty to explore in the local area. Your route to Walthamstow Village takes in some lovely sights, including the St Mary's Churchyard and the historic Ancient House. As for pubs, you're spoilt for choice, with options including the unique Nags Head and charming Castle.

Or head east to the brilliantly eclectic Wood Street, where you'll find everything from lively bar the Wood Street Bear to the award-winning Chocolatine bakery. Even closer on Shernall Street, you've got the new Arvo Sauna, if you fancy warming up/cooling down.

You've got more quirky but creative gems in the nearby Ravenswood Industrial Estate, such as the ever-popular God's Own Junkyard, Pillars Brewery and Mother's Ruin.



WHAT ELSE?

- Wood Street station is a short walk and will get you directly to Liverpool Street in 20 mins via the Weaver Overground. Alternatively, in the other direction and you're at Walthamstow Central, for direct 20 minute runs to Oxford Circus via the Victoria line.
- Despite being in such a cosmopolitan hub, you're surrounded by excellent green space; Lloyd Park, Fellowship Square and Hollow Ponds are all nearby.
- Head to Walthamstow Central for Europe's longest market which runs along Walthamstow High Street, and the convenient chains found in the 17&Central shopping centre, as well as Forest Cinema.

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