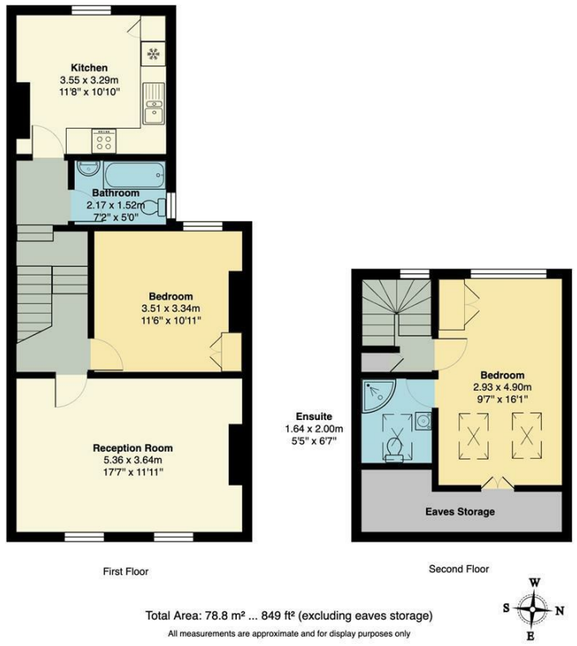


Total Area: 78.8 m² ... 849 ft² (excluding eaves storage)

All measurements are approximate and for display purposes only

Reception Room
17'7" x 11'11"

Bedroom
11'6" x 10'11"

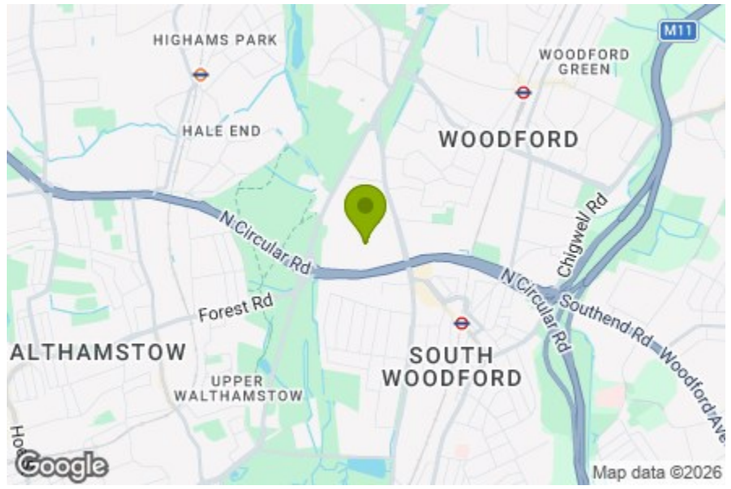
Bathroom
7'1" x 4'11"

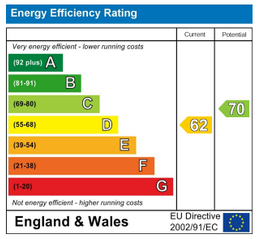
Kitchen
11'7" x 10'9"

Bedroom
9'7" x 16'0"

Ensuite
5'4" x 6'6"

Eaves Storage





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
hello18@stowbrothers.com
0203 369 1818

E8, E9, E5, N16, E3 & E2
hellohackney@stowbrothers.com
0208 520 3077

New Homes
newhomes@stowbrothers.com
0203 325 7227

Investment & Development
id@stowbrothers.com
0208 520 6220

Property Maintenance
propertymanagement@stowbrothers.com
0203 325 7228

STOWBROTHERS.COM
@STOWBROTHERS

THE STOW BROTHERS

SALES
LETTINGS
NEW HOMES
INVESTMENT & DEVELOPMENT

MALMESBURY ROAD, SOUTH WOODFORD

Offers In Excess Of £450,000 Share of Freehold

2 Bed Apartment - Conversion

Features:

- Victorian Conversion
- Two Double Bedrooms
- Two Bathrooms
- Loft Conversion with En-Suite
- Period Features
- Fantastic Proportions
- Close to Epping Forest & George Lane's Amenities
- Walking Distance to South Woodford Station
- Catchment for Churchfields Primary School

Nestled within a leafy residential street lies this characterful two-bedroom Victorian conversion positioned in the prime locale of South Woodford.

Immaculately presented, this home is laid out over two spacious floors and boasts a plethora of period features throughout, retaining the properties character and charm.

REQUEST A VIEWING
0203 3691818

REQUEST A VIEWING
0203 3691818

IF YOU LIVED HERE...

Set within a beautifully converted semi-detached Victorian house, this idyllic two-bedroom apartment effortlessly blends period charm with contemporary living. Spanning two floors, the home boasts fantastic proportions and is pristine throughout. Behind the property's traditional brick façade, the first floor invites you into a spacious, light-filled living room with a characterful fireplace—ideal for both relaxing and entertaining. Adjacent to this is a sleek kitchen, featuring chic grey cabinetry and ample storage, perfectly complementing the clean lines of this meticulously maintained home.

The first of two generous double bedrooms is found on this level, accompanied by a thoughtfully designed bathroom with trendy white tiling and eye-catching patterned floor tiles, echoing the stylish aesthetic found throughout. Upstairs, the second bedroom resides in the converted loft, a private retreat complete with its own en-suite bathroom and cleverly integrated eaves storage, making excellent use of the space. Both bedrooms provide a peaceful and comfortable sanctuary, ideal for restful nights.

Enviably located in the heart of South Woodford, the property benefits from close proximity to Epping Forest's vast foliage, as well as the vibrant shops, cafés, and restaurants along George Lane. South Woodford Station is just a short walk away, ensuring effortless links to the city via the Central Line. The apartment is also in the catchment area for the highly sought-after Churchfields Primary School, making it a perfect choice for young families or professionals seeking a stylish yet practical home.

WHAT ELSE?

- Residents will enjoy the local South Woodford Market which takes place on Georges Lane monthly hosting a range of local independent vendors, restauranteurs, artisans and more. An opportunity to immersive yourself in the vibrancy of E18's community culture.
- Churchfields recreation ground is a short stroll away, hosting its own play area and plenty of green space, perfect for families seeking a leisurely stroll or some botanical revitalisation.
- Walking distance to South Woodfords High Street with its multiplicity of local shops. Restaurants and coffee shops.

A WORD FROM THE OWNER...

"We have loved living on Malmesbury Road for the past 4 years. Having the peaceful Epping Forest on the doorstep, but also being only 10minutes on the Central line to Stratford has been a perfect combination for us. We often enjoy a walk through the forest to Highams Park or a weekend brunch in one of the many lovely coffee shops on George Lane. The flat itself is so spacious and bright, we have enjoyed hosting friends and family for dinner on many occasions and this has been the perfect place to start our own family."

FOLLOW US ↬ @STOWBROTHERS
STOWBROTHERS.COM