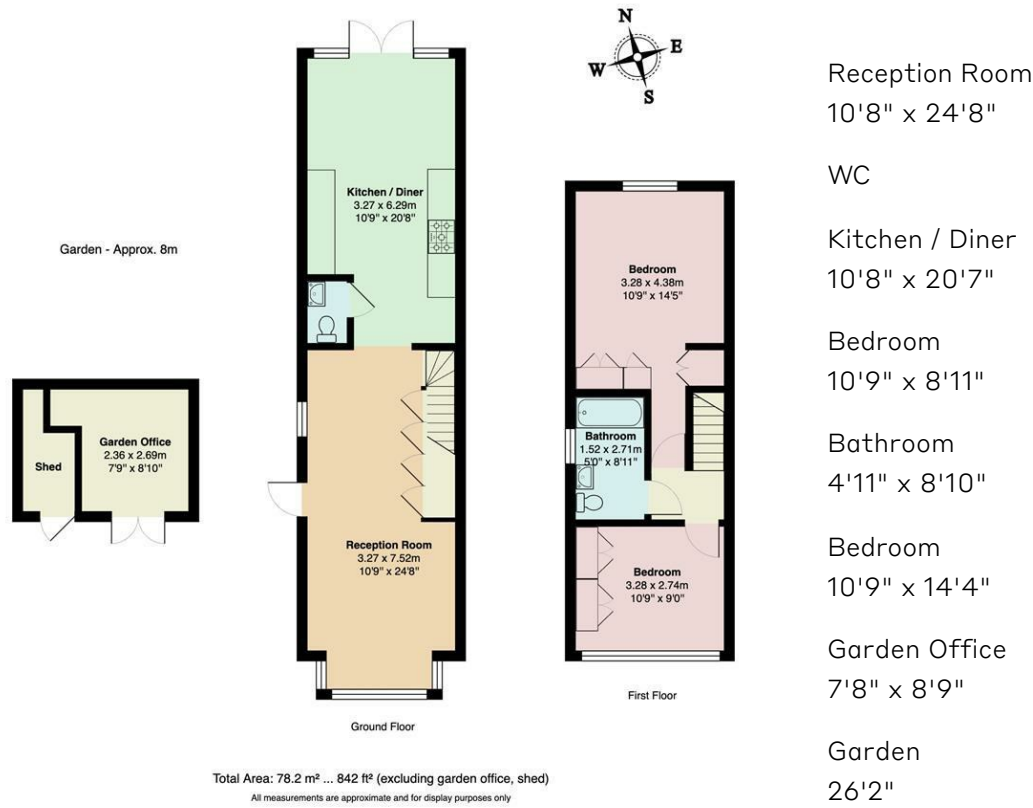


Gladstone Road, IG9



GLADSTONE ROAD, BUCKHURST HILL  
Offers In Excess Of £550,000 Freehold  
2 Bed House - Detached

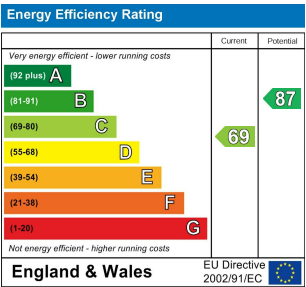
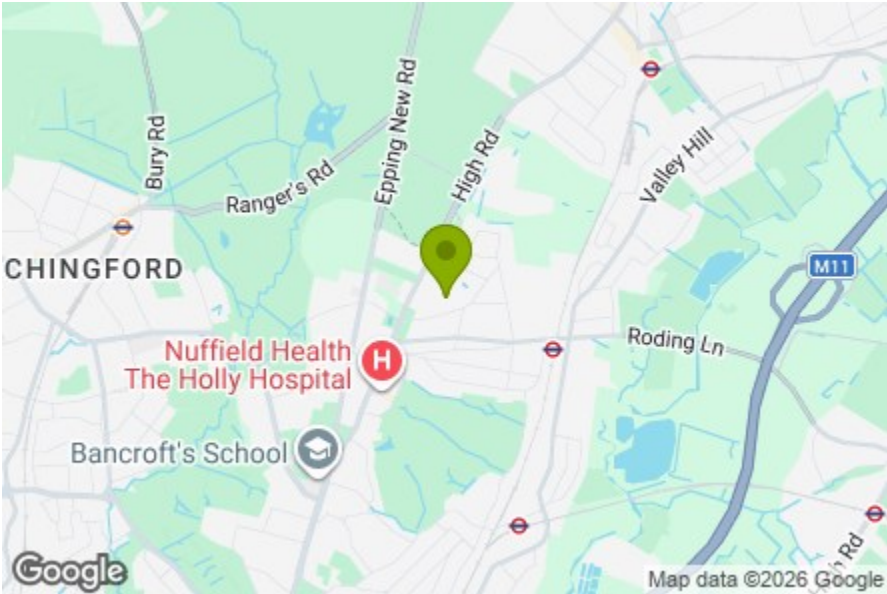


Features:

- Detached House
- Two Bedrooms
- Landscaped Garden With Pizza Oven
- Garden Office
- Dining Kitchen
- Ground Floor WC
- Short Walk To Queens Road
- Chain Free

This delightful two bedroom detached house is ideally located between Epping Forest and Buckhurst Hill village, just half a mile from the Central Line station. With a stylish contemporary interior, low maintenance front and rear gardens, and a garden studio, it's ideally suited to modern living.

REQUEST A VIEWING  
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#### IF YOU LIVED HERE...

You'd love coming home to this charming house, with its attractive period exterior and spacious modern interior. The property has a walled and paved front garden and a gated side alley to the rear garden. The main side entrance brings you straight into the large, open plan ground floor that comprises an approximately 25 ft long living room and an over 20 ft kitchen/diner.

The living room has excellent natural light from a large south-facing bay window, a side window, and a wide opening to the kitchen/diner. There's a seamless transition from the living room to the kitchen/diner at the rear of the house, with bespoke understairs storage, a neat workspace (currently housing a piano), and a WC in between. The kitchen/diner comprises two zones; a kitchen area with galley-style wall and floor cabinets, open shelving, and freestanding appliances, and a more intimate dining area with a dramatic skylight and garden views. Glazed double doors open onto a paved terrace with built-in bench seating and a pizza oven, and a practical artificial turf lawn leads to the garden studio. Currently used as an office, this is fitted out with double glazing, a wood floor, and downlighters.

Upstairs there are two double bedrooms, both with bespoke fitted wardrobes, and a good-sized bathroom with a shower/bath, a washbasin/WC console, and natural

light from a high level window. This is fully tiled, and has the feel of a serene, hotel-style space.

The property has been refurbished to a high standard throughout and is decorated in a simple, mainly monochrome, palette that gives it a calm coherence.

#### WHAT ELSE?

- Located on the desirable west side of Buckhurst Hill, the property lies between the village centre and Epping Forest. There's a handy corner shop a couple of minutes' walk away at the end of the road, and a wide selection of independent stores including boutiques, cafes and restaurants shops, and larger shops such as Waitrose along nearby Queens Road.
- Buckhurst Hill station on the Central Line is just over half a mile from your door. This provides fast direct journeys to the East London transport hub of Stratford, Liverpool Street, the West End, and beyond.
- The area is popular with young families and St Johns Primary School is a five minute walk away.
- There's great access to green spaces and outdoor activities, with Epping Forest almost on the doorstep, Roding Valley close by, and several tennis, cricket, and sports clubs.



#### A WORD FROM THE OWNER...

"We have thoroughly enjoyed living in our house, our neighbours are lovely, the road is quiet and we only have to walk 5 minutes and we enter into the most beautiful part of Epping Forest. We also have a lovely Nature Reserve also only 5 minute walk away called Linderfields which is lovely to walk through and you can walk through all the way to Loughton High Street, where you have access to coffee shops, M&S, Sainsbury's, plenty of different restaurants in 20 mins or 2 mins by car down the hill. The garden is a real sun trap, the white walls hold the heat in and you can easily spend most summer evenings out there. It's not over looked and the willow tree is beautiful in the spring/summer at the end of the garden behind our office, in the neighbours garden. They cut it back every spring and it bounces back in full bloom. We also have Queens road in walking distance and a Waitrose and lots of independent restaurants and shops, my favorite being Never fully Dressed! Buckhurst hill is a quiet and safe area to live and bring up children, very pretty throughout the year. If you're looking for a location where you can chill and enjoy its surroundings at the weekend this is the place to be."

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