

Directions

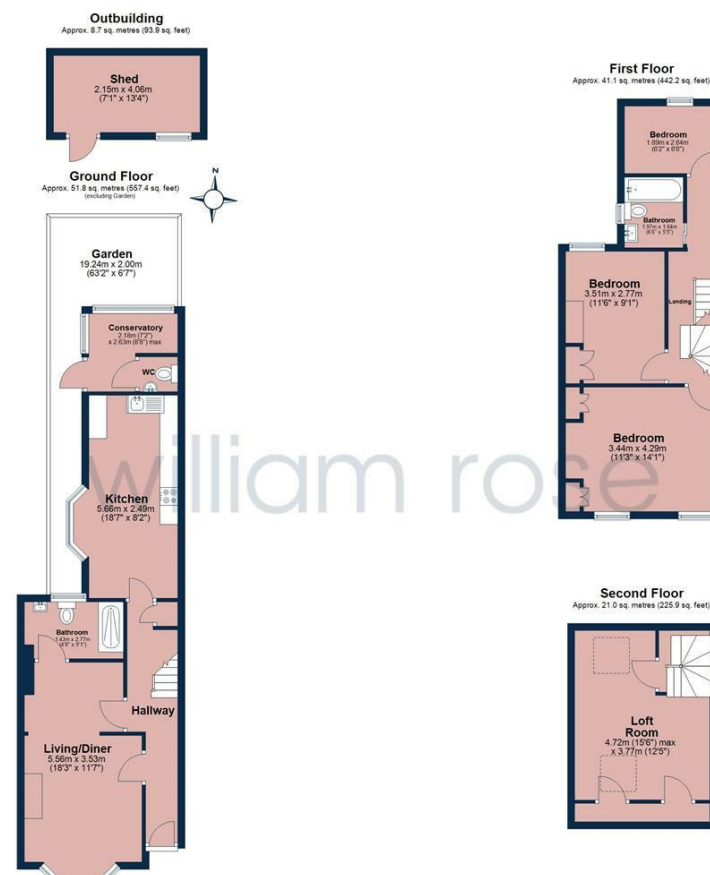
Viewings

Viewings by arrangement only. Call 02085042440 to make an appointment.

EPC Rating

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			79
(55-68) D		55	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Total area: approx. 122.6 sq. metres (1319.5 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the wall area and may include wall-to-wall carpeting. No guarantee is given to any measurements including total area. Buyers are advised to take their own measurements.

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Plan produced using PlanIt3D
Claremont Road

15 Claremont Road, London, E17 5RJ

Offers Over £725,000

- Modern Victorian House
- Two Bathrooms
- Beautiful Front Room
- Residential Street
- Easy to Reach Blackhorse Road Station
- Double Bedrooms
- Large Kitchen
- Good Size Garden
- Near Higham Hill Park and Lloyd Park
- Short Drive to A406 and M11

15 Claremont Road, London E17 5RJ

A beautifully presented three-bedroom Victorian terraced home set in Claremont Road, Walthamstow. Blending timeless character with modern living, this charming property offers generous accommodation across two floors and retains a wealth of original period features throughout.

A beautifully presented three-bedroom Victorian terraced home set in Claremont Road, Walthamstow. Blending timeless character with modern living, this charming property offers generous accommodation across three floors and retains a wealth of original period features throughout.

The ground floor comprises a bright and inviting front room with a bay window and high ceilings, leading through to a spacious dining area ideal for entertaining. A well-appointed kitchen/diner to the rear provides ample storage and workspace, with direct access to the conservatory and private rear garden. There is also a bathroom on the ground floor.

On the first floor, the property offers three bedrooms and a contemporary bathroom, perfectly suited to modern family living. The loft is ideal for a spare bedroom or an office space.

Further benefits include attractive Victorian detailing, stripped wooden flooring and excellent natural light throughout. Ideally located within easy reach of Blackhorse Station, local parks, highly regarded schools and the vibrant shops, cafés and restaurants of the area, this is a superb opportunity to acquire a characterful home in one of East London's most desirable neighbourhoods.



Council Tax Band: C

