



Clifden Road, London, E5
 £2,600,000 *Freehold*



KEY FEATURES

- 4 Bedroom
- Great Location
- Turnkey
- Two Bathrooms
- Catchment for Amazing Schools
- Good size Garden



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Tucked away on one of Clapton's most desirable streets, this remarkable four-bedroom home on Clifden Road redefines modern East London living. Thoughtfully designed and beautifully executed, it is the kind of house that stops you in your tracks, a rare blend of architectural flair, craftsmanship and soul.

At its heart lies a double height kitchen and dining space, where soaring ceilings and Crittall doors flood the room with natural light. The connection between indoors and out is seamless; open the doors and the garden becomes an effortless extension of the living space, perfect for slow mornings or long summer evenings with friends.

Throughout, herringbone wood floors bring warmth and texture, while a gallery-style landing overlooks the kitchen below, creating a striking sense of volume and flow. Upstairs, calm bedrooms and characterful bathrooms make for a truly inviting retreat, and the dual-aspect loft suite feels like a world of its own, complete with a private roof terrace ideal for sunrise coffees or golden-hour sunsets over E5.

Perfectly positioned just moments from Chatsworth Road, with its thriving cafés, boutiques and weekend market, the house enjoys a true neighbourhood feel where independent living meets community spirit. Excellent transport links, green spaces and a choice of Ofsted-rated Outstanding schools all add to the area's enduring appeal.

Part of a small, beautifully crafted terrace, this is a home with real presence the standout property in all of E5, where design meets liveability in the most inspiring way.



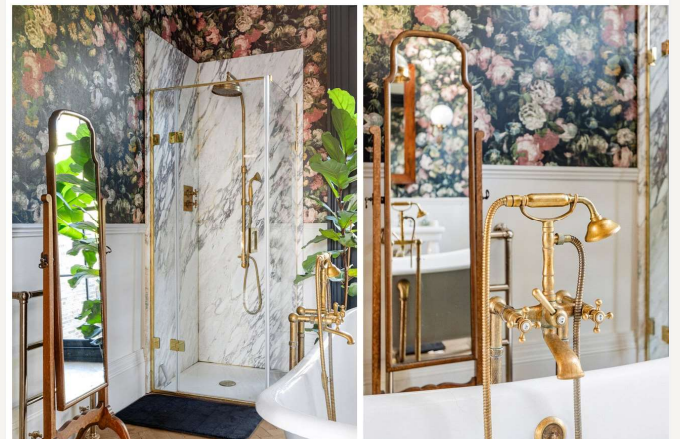
MATERIAL INFORMATION

Tenure: Freehold

Council Tax Band: D

EPC rating: E

Is the property listed: No



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		74 C
55-68	D		
39-54	E	42 E	
21-38	F		
1-20	G		



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Clifden Road, E5

Approx. Gross Internal Floor Area 2382 sq. ft / 221.28 sq. m
(Excluding Void)



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