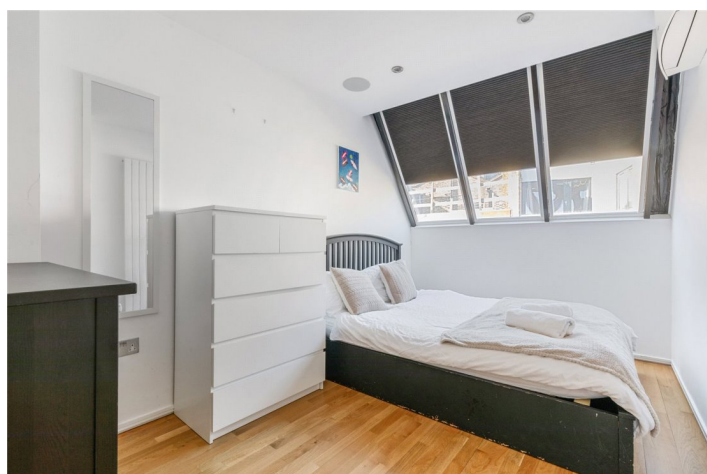
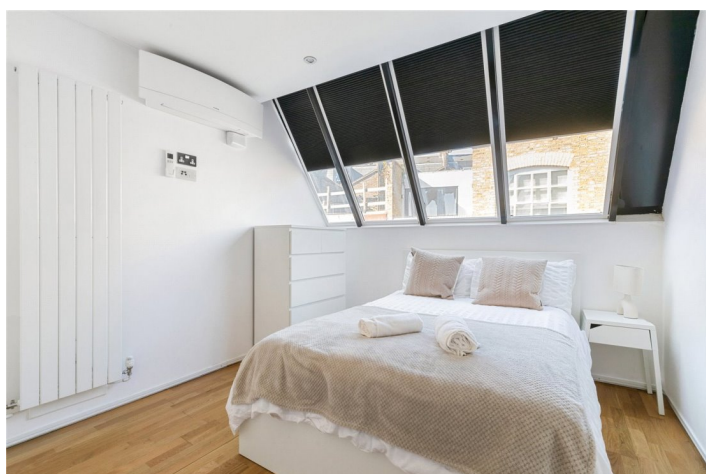




GRIMSBY STREET, LONDON, UNITED KINGDOM, E2
£800,000 FREEHOLD

CONTEMPORARY 2-BED FREEHOLD HOUSE IN PRIME EAST LONDON LOCATION

Shoreditch | 020 7749 7650 | shoreditch@winkworth.co.uk

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DESCRIPTION:

Set on Grimsby Street, this stylish and contemporary two-bedroom freehold home, built in 2014, offers approximately 1,007 sqft of well-designed living space arranged over three levels.

The property has been thoughtfully arranged to maximise space, light, and functionality. The ground floor comprises a sleek, well-equipped kitchen and dining area, ideal for both everyday living and entertaining—alongside a convenient guest WC. The first floor hosts a bright and inviting reception room, providing a comfortable and separate living space.

On the second floor, the home offers two generous double bedrooms and a modern family bathroom, all finished to a high standard and designed with practicality in mind.

Perfectly positioned, the property enjoys close proximity to Brick Lane, renowned for its vibrant food scene, independent boutiques, and weekend markets. The creative and tech hub of Shoreditch Triangle is also nearby, offering an array of trendy bars, restaurants, and co-working spaces. Additionally, the property provides easy access into City of London, making it an ideal base for professionals seeking a convenient commute.

As a freehold property, it presents an excellent opportunity for first-time buyers, professionals, or investors seeking a low-maintenance, contemporary home in a highly desirable East London location.

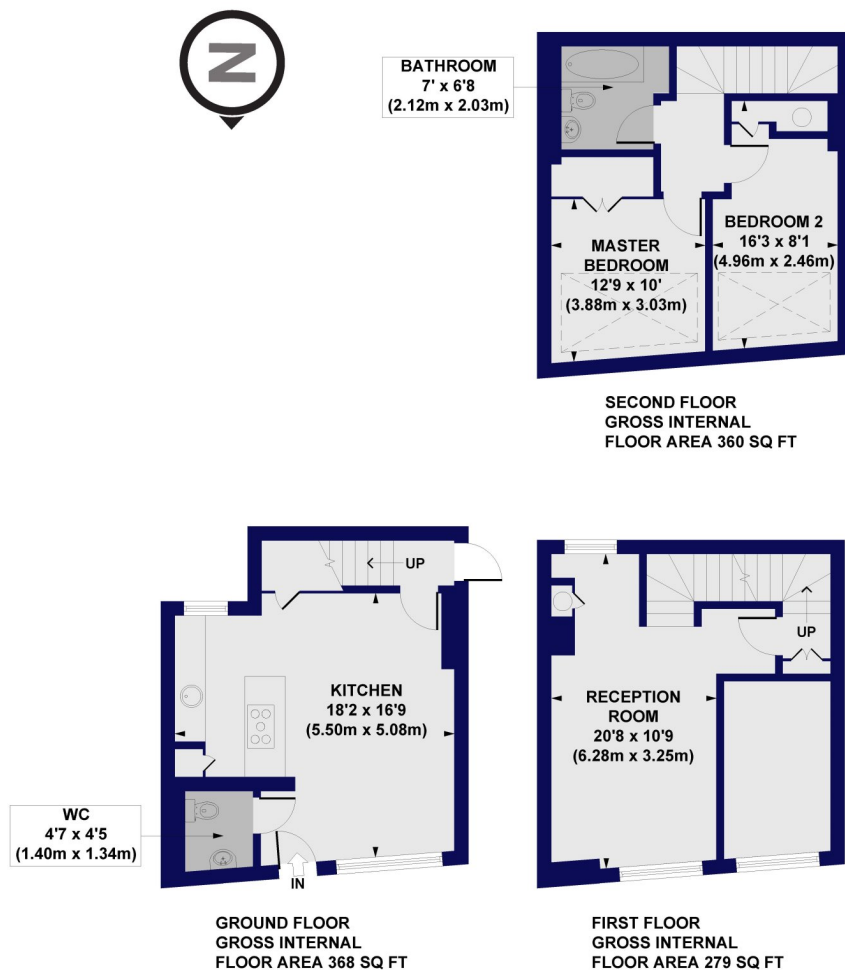
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Grimsby Street, E2

Approx. Gross Internal Floor Area 1007 sq. ft / 93.00 sq. m



All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and do not constitute any warranty or representation by the seller, their agent or CP Creative. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of the information contained in these plans. This plan is for illustrative purposes only and should be used as such by any prospective purchasers.

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This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	64 D	76 C
39-54	E		
21-38	F		
1-20	G		



<https://www.winkworth.co.uk/sale/property/SO250446>

Tenure: Freehold

Term: N/A

Service Charge: N/A

Ground Rent: N/A

Council Tax Band: E

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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