QUEENSBRIDGE COURT, QUEENSBRIDGE ROAD, LONDON, E2

£450,000 LEASEHOLD

A FANTASTIC TWO BEDROOM UPPER FLOOR FLAT WITHIN A POPULAR PURPOSE-BUILT BLOCK.

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DESCRIPTION:

An incredibly well-proportioned third floor, two bedroom flat located within a popular purpose-built block, on Queensbridge Road, E2. The internal space comprises of a separate, well equipped kitchen including integrated appliances, a sizeable reception, featuring french style doors that open onto a small balcony, a feature fireplace and engineered wood flooring. Boasting two double bedrooms, both of generous proportions, each offers ample storage and plenty of natural light from large windows. The internal space is completed by a contemporary bathroom suite. The property further benefits from lift access and a secure entry phone system.

Queensbridge Road is situated within the vibrant E2 area opposite Haggerston Park and walking distance to London Fields and Broadway Market with an eclectic mix of cafes, restaurants, and boutiques that characterize the neighbourhood. Transportation is excellent, including several bus routes and the convenience of Hoxton and Haggerston overground stations just a short walk away, connecting you effortlessly to the wider London network and beyond.

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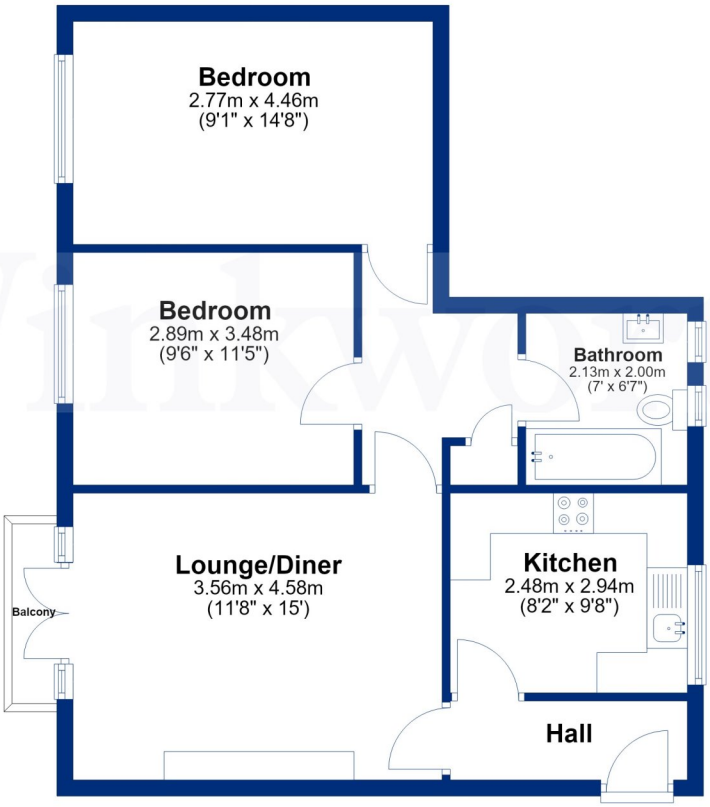

Total area: approx. 60.2 sq. metres (648.5 sq. feet)

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, omisson 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 widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.
Floor Plan Drawn According To RICS Guidelines
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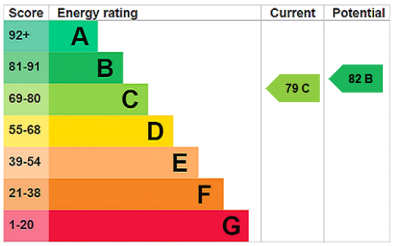
Plan produced using PlanUp.

Queensbridge Court

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.



https://www.winkworth.co.uk/sale/property/HAC260489

Tenure: Leasehold

Term: 89 year and 0 months (Subject to change)

Service Charge: £2400.12 per annum (approx.)

Ground Rent: £ 9 Annually (Subject to review)

Council Tax Band: B

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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