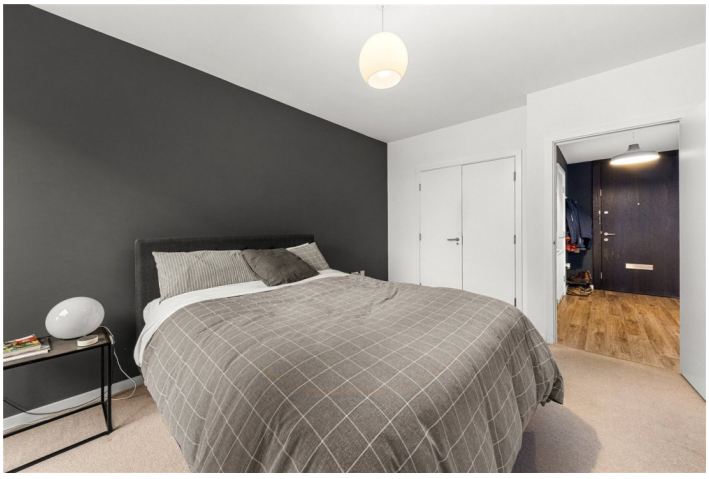






CATALINA HOUSE, CANTER WAY, LONDON, E1

£500,000 LEASEHOLD

STYLISH ONE BEDROOM APARTMENT WITH WEST-FACING BALCONY IN GOODMAN'S FIELDS

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

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DESCRIPTION:

Offered to the market chain free, this beautifully presented one-bedroom apartment is situated on the second floor of Catalina House, part of the prestigious Berkeley Homes-built Goodman's Fields development, completed in 2016. Extending to approximately 581 sq ft, the property offers exceptionally well-finished accommodation throughout.

The apartment benefits from a bright and spacious double-aspect living room, enjoying a desirable south-west orientation with impressive floor-to-ceiling windows that flood the space with natural light. The living area opens onto a private west-facing balcony, providing an ideal spot to enjoy the afternoon and evening sunshine.

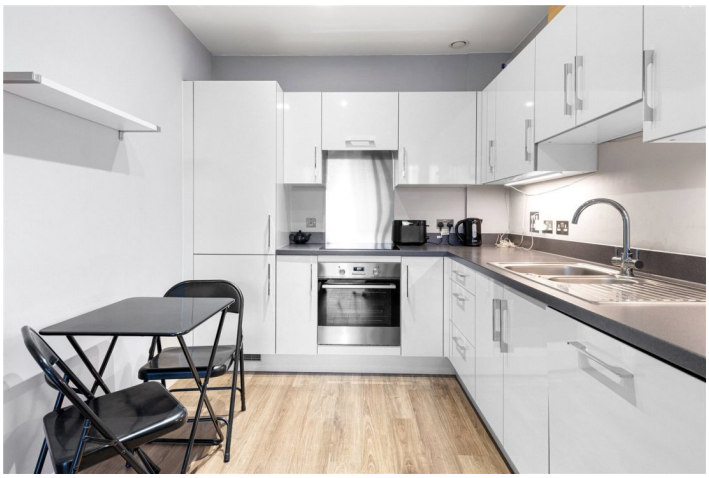
The bedroom is well proportioned and benefits from built-in wardrobes, while additional built-in storage in the hallway provides excellent practicality. Finished to a high standard throughout, the apartment offers a stylish and contemporary living environment with a thoughtfully designed layout.

Ideally positioned within the popular Goodman's Fields development, the property is exceptionally well connected, with Aldgate East Underground station approximately 0.2 miles away, Aldgate and Tower Gateway stations approximately 0.3 miles away, and Tower Hill and Fenchurch Street stations approximately 0.4 miles away. Liverpool Street station is also within easy reach at approximately 0.6 miles.

The City, Spitalfields and Shoreditch are all close by, making this an excellent location for modern city living.

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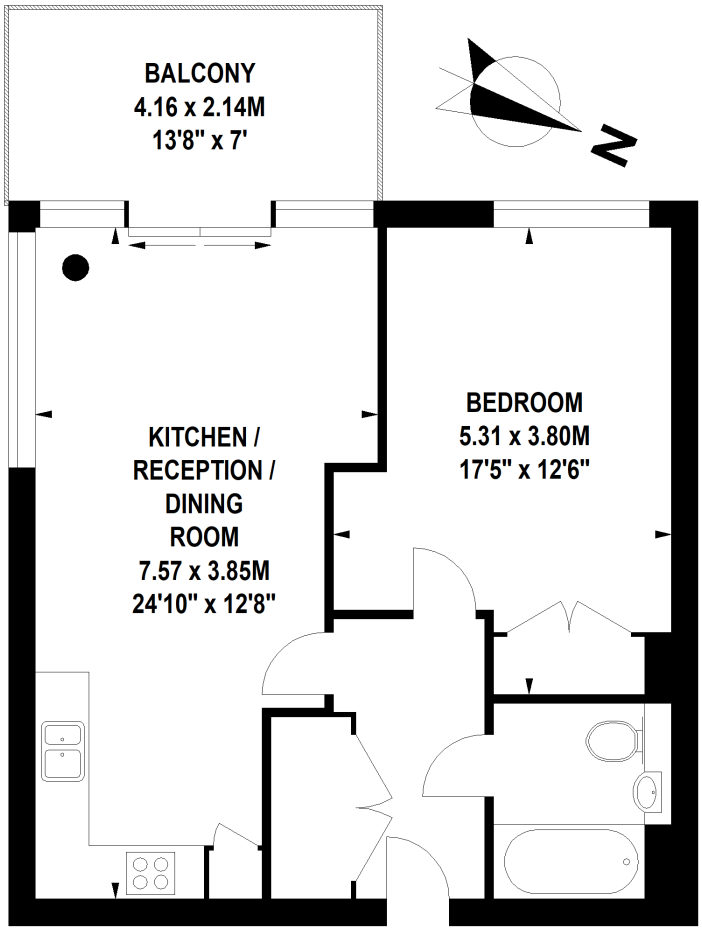




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Catalina House, Canter Way, E1

Approximate Gross Internal Area 54 sq.m / 581 sq. ft



Second Floor

Floor Plan produced for WINKWORTH by Mays Property Marketing © . Tel 020 3397 4594
Illustration for identification purposes only. Not to scale.
Orientation, measurements, and other details are approximate and for guidance only, purchasers should verify details independently.
Where a room has a sloping ceiling the dotted line marks 1.50M height, and all measurements shown are at floor level.

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.

Tenure: Leasehold
Term: 115 year and 0 months (Subject to change)
Service Charge: £4,080 per annum (approx.)
Ground Rent: £ 500 Annually (Subject to review)
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.

https://www.winkworth.co.uk/sale/property/SHO260266

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