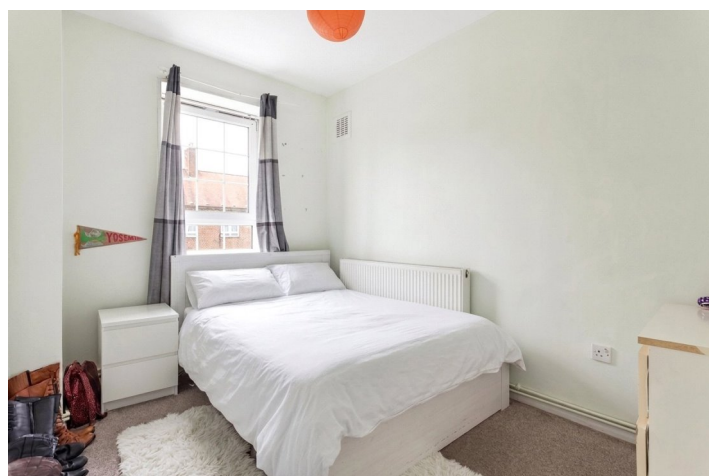
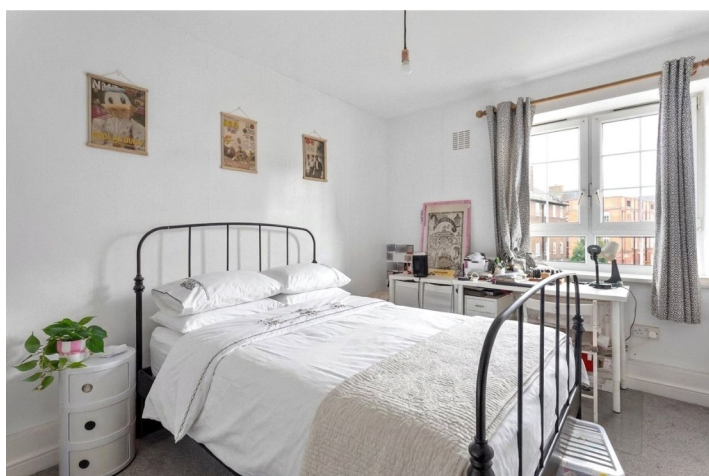




GREATOREX HOUSE, GREATOREX STREET, LONDON, E1
£450,000 LEASEHOLD

BRIGHT TOP FLOOR THREE BED APARTMENT WITH EAST-FACING BALCONY

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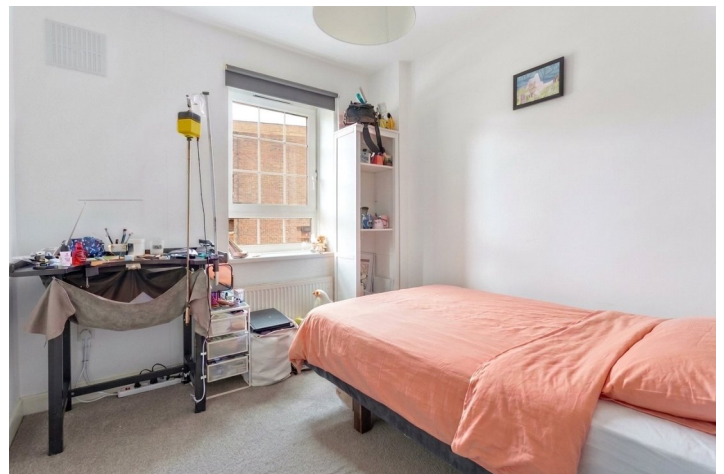
DESCRIPTION:

Set within a popular post-war red brick building on Greatorex Street, this well-proportioned three double bedroom flat occupies the top (third) floor and extends to approximately 718 sqft. Presented in good overall condition, the property offers a practical layout comprising a separate kitchen and living room, three generous double bedrooms, one bathroom, and an east-facing private balcony enjoying excellent morning light. The property is being sold chain free.

The flat would suit both owner-occupiers and investors alike, benefiting from generous accommodation and an exceptionally convenient East London location.

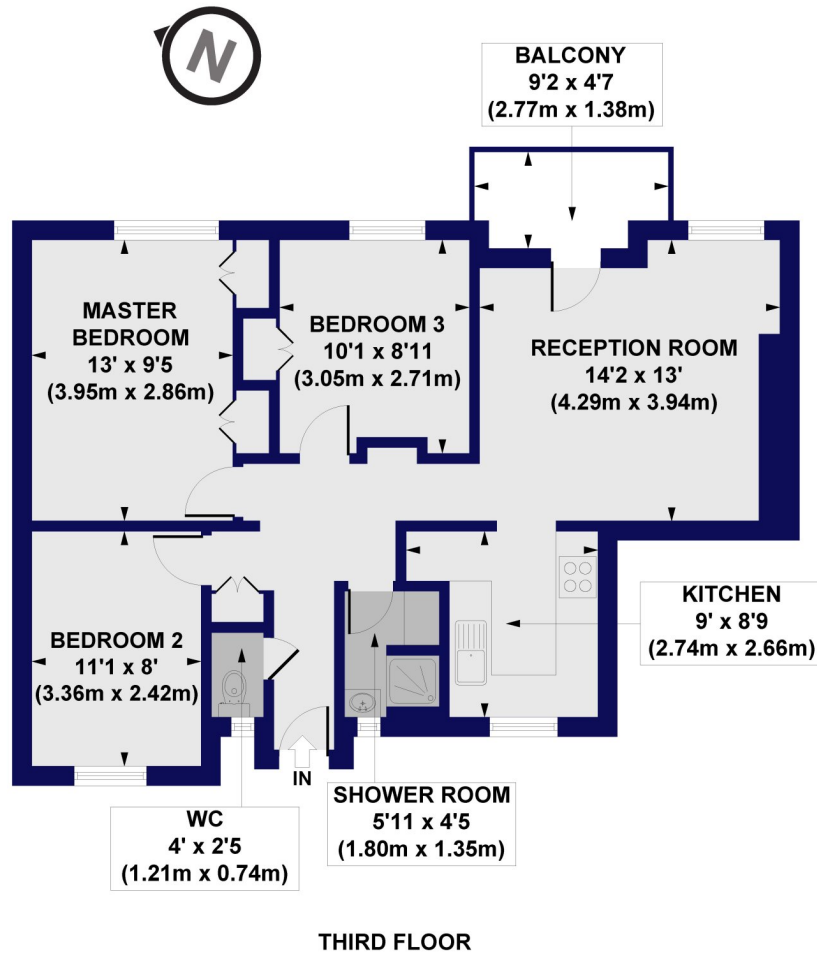
Greatorex Street is ideally positioned within easy reach of Aldgate and the City, with excellent transport connections nearby. The boutiques, restaurants, markets and nightlife of Spitalfields Market and Brick Lane are all just a short walk away.

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Greatorex House, Greatorex Street, E1
Approx. Gross Internal Floor Area 731 sq. ft / 68 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	69 D	65 D
39-54	E		
21-38	F		
1-20	G		



<https://www.winkworth.co.uk/sale/property/SO240077>

Tenure: Leasehold

Term: 171 year and 11 months (Subject to change)

Service Charge: £1500 per annum (approx.)

Ground Rent: £ 100 Annually (Subject to review)

Council Tax Band: C

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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