



LOCKGATE CLOSE, LONDON, E9  
**£579,000 FREEHOLD**

## CHARMING 2-BED FREEHOLD HOME IN THE HEART OF HACKNEY WICK

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## DESCRIPTION:

Set within a quiet canalside pocket in the heart of Hackney Wick, this two-bedroom freehold house at Lockgate Close offers a rare mix of privacy, space, and location — all moments from East London's best green spaces and creative hubs.

Arranged over two floors, the property features a spacious and light-filled living room that opens directly onto a generously sized private garden — perfect for entertaining, relaxing, or enjoying your own slice of outdoor space in the city. The separate kitchen is well laid out with ample storage and worktop space.

Upstairs, you'll find two comfortable double bedrooms, a bathroom, and built-in storage, making this a well-balanced and practical home.

Ideally located for Victoria Park, the Olympic Park, and Hackney Wick's vibrant bars, cafés and galleries, the property also benefits from strong transport links via Hackney Wick Overground and nearby Stratford.

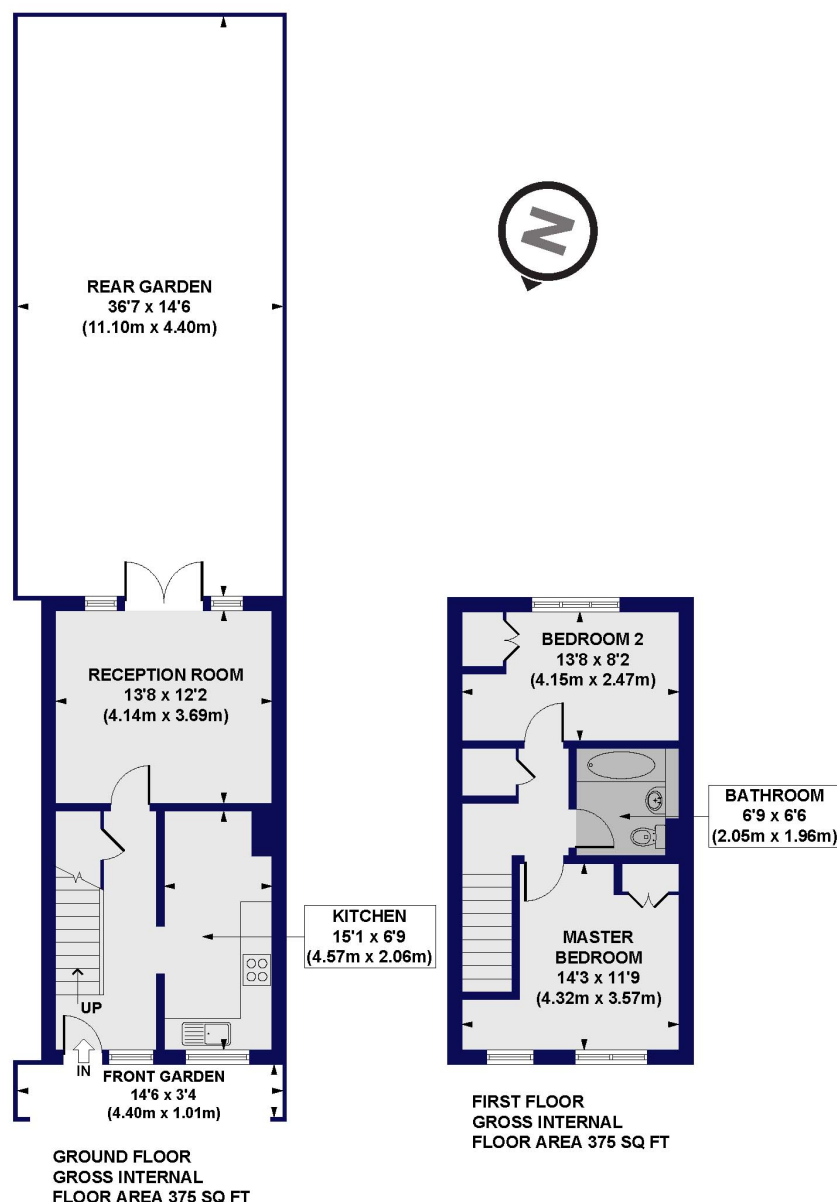
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# Lockgate Close, E9 Approx. Gross Internal Floor Area 750 sq. ft / 69.64 sq. m



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		91 B
81-91	B		
69-80	C	77 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

<https://www.winkworth.co.uk/sale/property/HAC240442>

**Tenure:** Freehold

**Term:** 0 year and 0 months

**Service Charge:** £0 per annum

**Ground Rent:** £ 0 Annually (subject to increase)

**Council Tax Band:** D

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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