



DAMIEN STREET, LONDON, E1
£350,000 LEASEHOLD

BRIGHT, SPACIOUS ONE BEDROOM APARTMENT WITH LARGE, EAST FACING BALCONY

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DESCRIPTION:

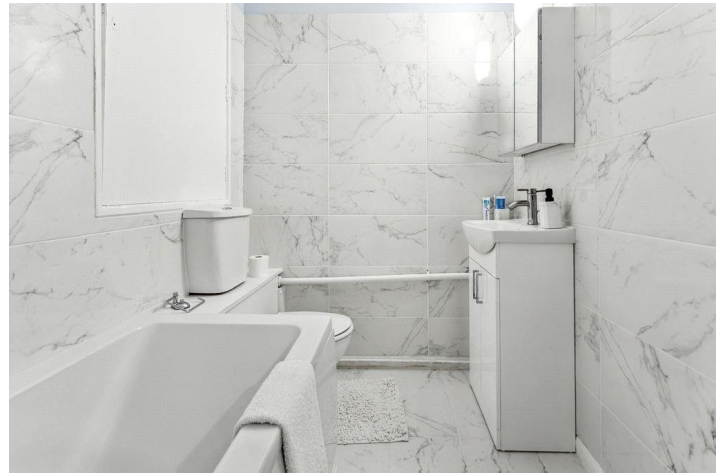
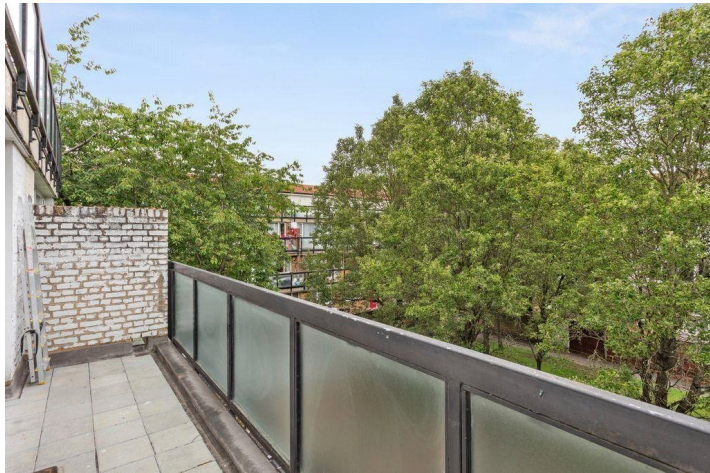
Damien Street is a quiet, tree lined road tucked away in the busy E1 postcode. This property is ideal for a young professional working in the city, benefiting from the amazing transport links, being within 0.4 miles to Whitechapel Station and Shadwell with the DLR, while having the option of it being within walking distance to Liverpool Street. The property has a modern kitchen and is ready for someone to move in and put their stamp on it. The heating and water is included in the service charge.

The property is accessed via a communal entrance with stairs directly to the entrance on the second floor. There is a large double bedroom to the front elevation, generous wardrobe/storage cupboard, three piece bathroom suite boasting a bath with a shower mixer and shower screen. An open plan kitchen/reception room which leads to the spacious, east facing balcony.

The location is a short distance from Whitechapel Station (Overground/ Underground/ Elizabeth Line), Shadwell Overground and DLR Station offering fantastic access to all major Airports, Canary Wharf and the City making it ideal for commuters. There is a wealth of local amenities in Shadwell, Whitechapel High Street and Commercial Road. There is also a large Sainsbury's near the Whitechapel Station. Spitalfields Market and Vintage shops on Brick Lane are also close by.

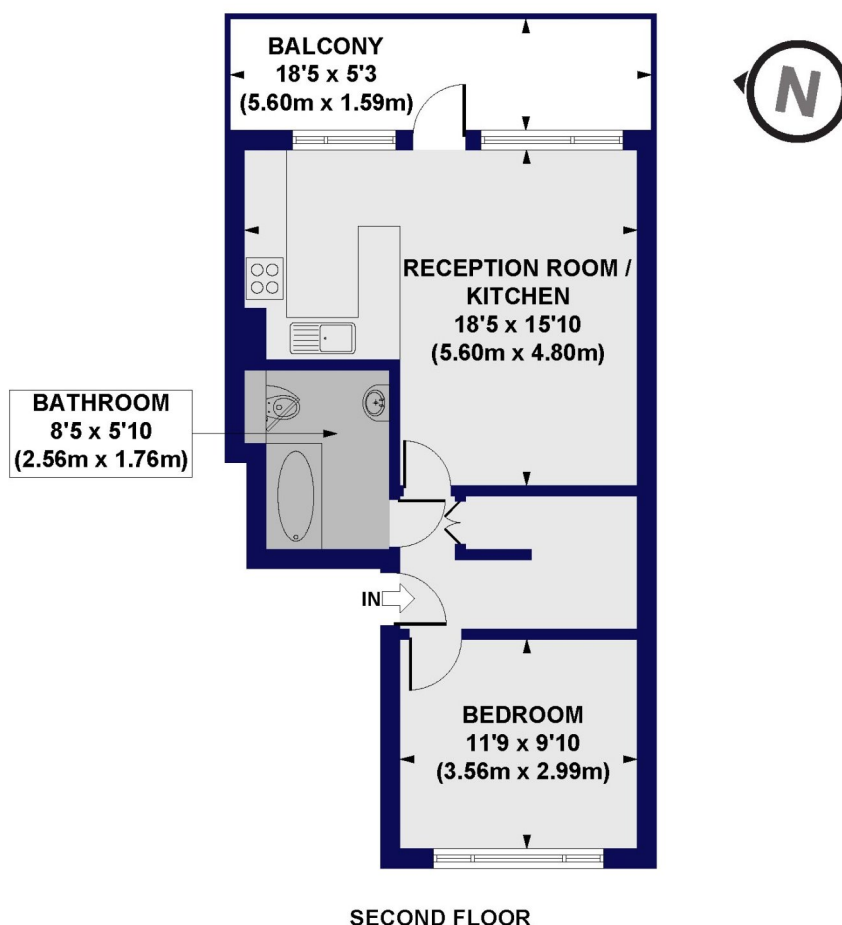
Any associated charges including, but not limited to, service charge, ground rent and sinking funds outlined in the marketing material is an approximation calculated using information provided by and described by the client at the time of instruction. The actual cost may be subject to change and therefore we recommend all interested parties carry out their own enquiries.

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Damien Street, E1
Approx. Gross Internal Floor Area 495 sq. ft / 45.97 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	70 C	73 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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