



WESLEY COURT, 22B HANBURY STREET, LONDON, E1
£3,350 PER MONTH FURNISHED

A FULLY RESTORED GRADE II LISTED CHURCH HALL IN THE HEART OF SPITALFIELDS.

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

Tenant Fees Apply: Details of fees for tenant referencing, tenancy agreement admin fees and renewal fees are available on the Winkworth website and the link can be found with the displayed rent for the property. Tenants should ensure they are fully conversant with these upfront fees and other costs that are involved at the outset of the tenancy before making an offer to rent and your local Winkworth office will provide written details upon request.

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DESCRIPTION:

Trendy meets historic in this peaceful refuge on famous Hanbury St. Relax and enjoy the calm of this light filled luxury penthouse apartment with balcony and views on one of the most famous streets in East London

- Luxury conversion of 300 year old French Huguenot Church Hall building: combines character with modern day comforts
- Stunning central location in the beautiful Spitalfields conservation area
- Peacefully set at the back of the building
- Light filled over-sized living / kitchen / dining area with dual east / west aspect
- Balcony with secluded rooftop views over the surrounding period properties: a perfect place to unwind over morning coffee or an after work drink
- Sunny glass style “conservatory” with views of Hawksmoor Church and the iconic Gherkin and Scalpel buildings
- 2 bedrooms
- Luxury fit out – wooden floors, contemporary hues, turning staircase
- Fully equipped kitchen with Siemens ceramic hob, oven, fridge freezer, microwave and washing machine/dryer
- Stylish fully tiled bathroom with overbath shower
- Artisanal coffee and restaurants on the doorstep eg Nude, St John, Poppies, Hawksmoor, Ottolenghi
- Moments walk to Brick Lane, Spitalfields Market, Shoreditch, and the City
- Unbeatable transport links. Extremely convenient for Liverpool St (Circle, Hammersmith and City, Metropolitan and Central tube lines plus Overground lines)
- Whitechapel (Elizabeth Line and Overground)
- Aldgate East tube (Circle, District lines)
- Shoreditch Overground (Ginger Line)
- 2 bedrooms, 1 bathroom (with a shower and bath)
- Lots of eaves storage
- Bike rack

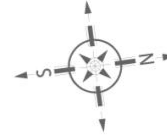
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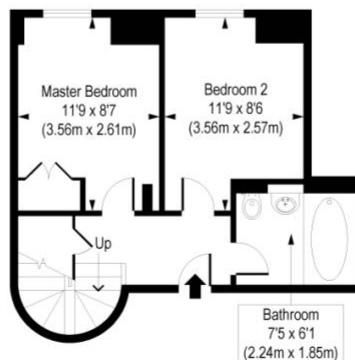
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Wesley Court, E1

Approx. Gross Internal Floor Area 886 sq. ft / 82.32 sq. m



Third Floor
Gross Internal
Floor Area 573 sq ft



Second Floor
Gross Internal
Floor Area 313 sq ft

COMPLIANT WITH RICS CODE OF MEASURING PRACTICE Floorplan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floorplan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. Liability for errors, omissions or mis-statement through negligence or otherwise is hereby excluded.

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.

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