

BODNEY ROAD, LONDON, E8
OIEO £275,000 LEASEHOLD

A DELIGHTFUL ONE BEDROOM APARTMENT WITH PRIVATE BALCONY!

Hackney | 020 8986 4216 | hackney@winkworth.co.uk

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DESCRIPTION:

This fantastic first time buy or investment is ideally situated next to Hackney Downs Park and Hackney Downs Stations with local Pubs, Restaurants and Café's nearby.

The property has an open plan kitchen and reception, bedroom with built in storage, modern bathroom and a private balcony; all presented in a pretty Victorian conversion.

Not to be missed for a first time buy and easy to rent for an investor!

Note from the owner:

We have lived here for five years and it is the perfect starter home. The high ceilings in the flat and its east-west orientation mean that it is flooded with natural light from dawn to dusk with spectacular sunsets from the balcony. We love its proximity to some of Hackney's best pubs and restaurants as well as to the green spaces of Hackney Downs and London Fields. It also has fantastic transport links into The City and Central London.

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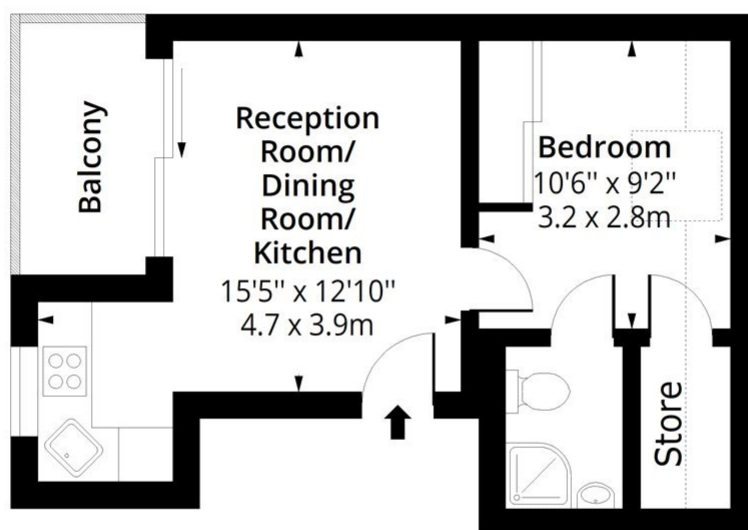


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Bodney Road , E8

Approx. Gross Internal Area 370 Sq Ft - 34.37 Sq M(Including Balcony)

Approx. Gross Internal Area 328 Sq Ft - 30.47 Sq M(Excluding Balcony)



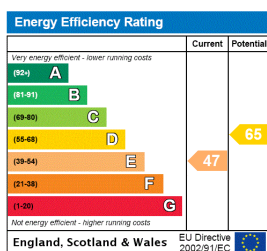
Second Floor

Floor Area 328 Sq Ft - 30.47 Sq M

Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only.

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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.



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