



**KENSINGTON APARTMENTS, 11 COMMERCIAL STREET, LONDON, E1  
£600,000 LEASEHOLD**

# ONE-BEDROOM CONTEMPORARY CITY LIVING WITH GYM AND CONCIERGE SERVICES

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## **DESCRIPTION:**

Part of the sought-after Cityscape development and located on the 6th floor, this stunning one-bedroom apartment offers approximately 638 sqft of living space, with an eastern aspect that fills the interiors with natural light.

The property features a generous double bedroom with a built-in wardrobe, a separate three-piece bathroom, and a stylish open-plan living and dining area with a fully fitted kitchen. Step outside the living room onto the private balcony, where you can enjoy expansive city views, making it the perfect spot to relax or entertain guests while taking in the vibrant skyline.

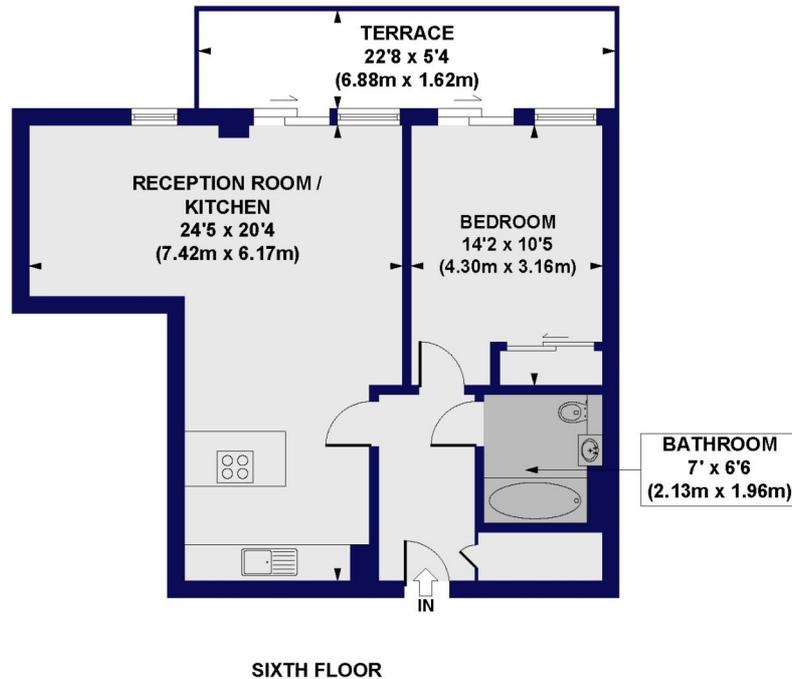
Located in the prime Aldgate area, the property is just 0.1 mile from Aldgate East Station (District and Hammersmith & City Line) and 0.3 miles to Aldgate station (Circle and Metropolitan Line). Residents enjoy the added benefits of 24-hour concierge service, access to an on-site gym, and a roof terrace with 360° views across London. Additionally, the apartment is chain-free. This property is perfect for those seeking a modern, convenient, and vibrant lifestyle in one of London's most desirable locations.

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**Kensington Apartments, Commercial Street, E1**  
 Approx. Gross Internal Floor Area 638 sq. ft / 59.31 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.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>		80	81
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

<https://www.winkworth.co.uk/sale/property/SHO170405>

**Tenure:** Leasehold

**Term:** 984 year and 10 months (Subject to change)

**Service Charge:** £4508 per annum (approx.)

**Ground Rent:** £ 200 Annually (Subject to review)

**Council Tax Band:** E

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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