



HANBURY STREET, LONDON, E1
 'OFFERS IN EXCESS OF' £390,000 LEASEHOLD

A STYLISH STUDIO APARTMENT WITH PRIVATE TERRACE IN THE HEART OF SHOREDITCH

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DESCRIPTION:

A larger than average beautiful studio apartment located in a modern block on Hanbury Street, just off Brick Lane which benefits from plenty of shops, bars and restaurants. The property comprises entrance hall with sizeable storage room, spacious reception room featuring exposed brickwork, open plan kitchen with Neff integrated kitchen appliances, private terrace with its own electrical power socket and featured lights, double doors, floor to ceiling windows and electric blackout blinds. The property is a perfect tranquil oasis and is finished with modern bathroom suite with heated towel rail and newly fitted silent extractor fan. The property also benefits with secure intercom entry system, a newly fitted Pulascoil boiler and use of a large communal terrace that has stunning views of the City.

Hanbury Street is located just off Brick Lane and is ideally placed with an array of boutique shops, cafes, pop-ups, bars and restaurants on your doorstep. Bethnal Green Road, Commercial Street, Spitalfields Market and Columbia Road are all within easy walking distance putting you right in the centre of everything Shoreditch has to offer. Shoreditch High Street station is close by and Liverpool Street, Old Street and Aldgate East are only a short stroll away offering fantastic access to the City.

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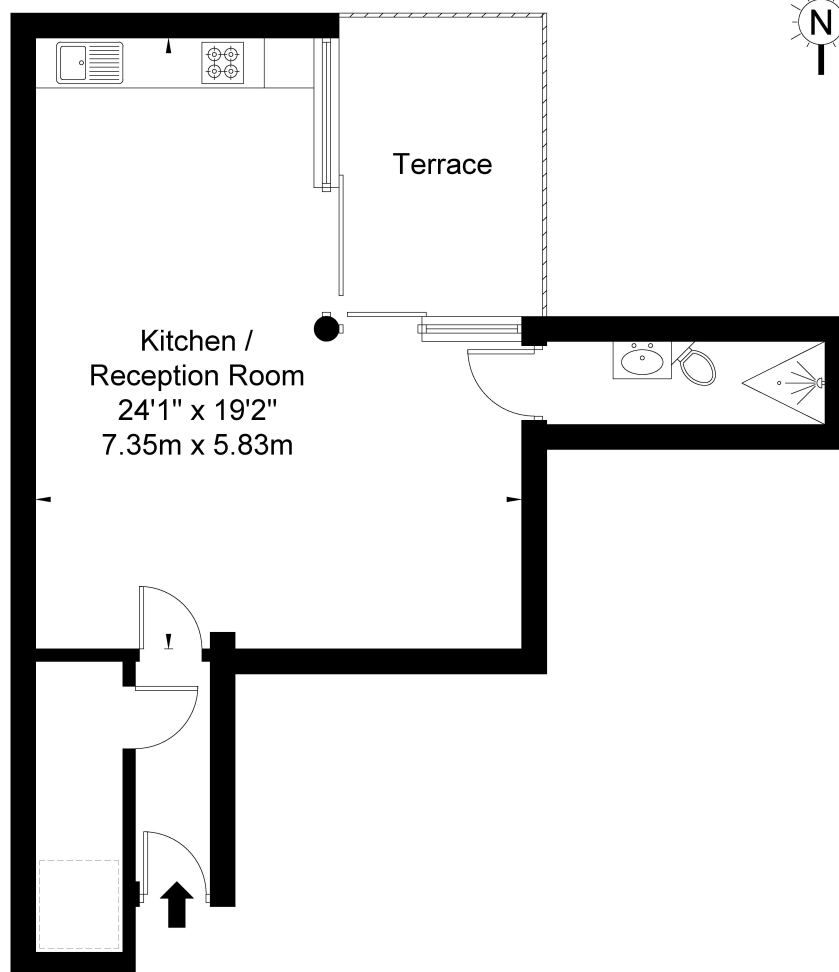
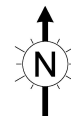
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Hanbury Street E1 5JP

Approx Gross Internal Area = 44.3 sq m / 476 sq ft



= Reduced headroom below 1.5m / 5'0



Ground Floor

Ref

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**BLEU
PLAN**

The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

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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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