



Immaculate raised first floor, two bedroom apartment

Lee Street, Hackney, London, E8

£565,000 Leasehold



Modern apartment
Two bedrooms
Two bathrooms
Second floor
Close to Transport links
No chain

Local Information

City Mills is within walking distance to Shoreditch, Liverpool Street, London Fields, Broadway Market, Dalston, as well as the ever popular Columbia Road and Brick Lane. The excellent bus routes into the City and Shoreditch are found on nearby Kingsland Road. Haggerston Overground station is minutes' walk away and provides an alternative means of transport with quick and easy access to the City, West End and Canary Wharf.

About this property

Located on the raised first floor, this apartment has light in abundance due to the floor to ceiling windows throughout. Accommodation is well proportioned and comprises an open plan reception/kitchen area with large balcony and built in appliances. There is a spacious main bathroom and two double bedrooms with the master bedroom further benefiting from an en-suite shower room. There is ample built in storage throughout the property. Further benefits include access to communal gardens, secure bike storage and concierge. Haggerston Overground station is minutes' walk away and provides quick and easy access to the City, West End and Canary Wharf. The excellent bus routes into the City and Shoreditch are found on nearby Kingsland Road. City Mills is in close proximity to the Regent's Canal and within walking distance to Shoreditch, Liverpool Street, Dalston, London Fields, Broadway Market and Victoria Park as well as the ever popular Columbia Road and Brick Lane.

Tenure

Leasehold

Local Authority

London Borough of Hackney

Energy Performance

EPC Rating = B

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Hackney Office.

Telephone: +44 (0) 20 7241 4111



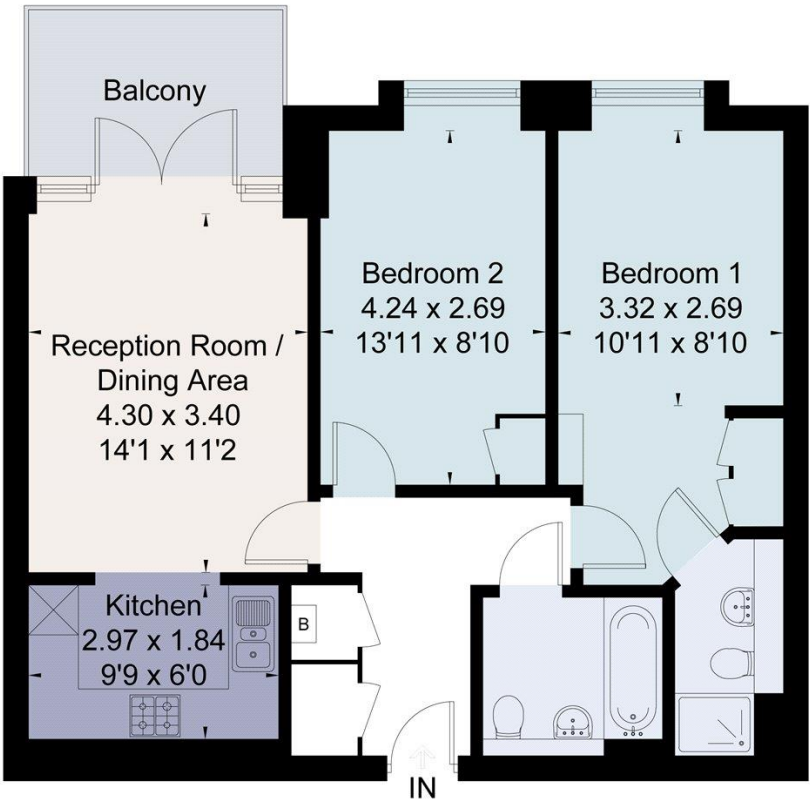


Lee Street, Hackney, London, E8
Gross Internal Area 701 sq ft, 65.1 m²

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Approximate Area = 65.1 sq m / 701 sq ft
For identification only. Not to scale.
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Raised First Floor

Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	82	82
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC 	

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