



Two bedroom duplex apartment in a stunning former leather factory.

**Tannery House, 6 Deal Street, London, E1**

£650,000 Leasehold (101 years remaining)

savills



• **Two bedrooms • One bathroom • Reception room**

- Exposed brickwork • Secure dedicated parking space • Mezzanine level
- Communal roof terrace with panoramic City views • Juliet balcony

**About this property**

A well-presented two bedroom duplex apartment, located on the first and second floor within this stunning Victorian warehouse conversion.

Comprising of a large reception room and semi open plan kitchen, the lower floor is flooded with natural light thanks to the floor to ceiling window and double doors which lead to the Juliet balcony. On the second level, there is a family bathroom with bath plus shower, a principal bedroom and a mezzanine above the reception room which provides a second bedroom.

This spacious property has an abundance of character and incorporates many of the original features including; exposed brickwork, original iron pillars, wooden beams and large warehouse style windows.

Residents' also benefit from a large communal roof terrace with stunning panoramic City views, video door entry system and a secure gated dedicated parking space.

**Local Information**

Tannery House is a stunning former leather factory ideally located within walking distance from many of East London's most popular hotspots, including Spitalfields Market (0.4 miles), Brick Lane (0.3 miles), Shoreditch (0.6 miles) and the City of London (0.7 miles).

The property also offers excellent transport links from Liverpool Street Station (0.7 miles), Shoreditch High Street Station (0.7 miles), Aldgate East Underground station (0.4 miles) and Whitechapel Station (0.4 miles) which now benefits for the new Elizabeth Line.

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**Tenure**

Leasehold (101 years remaining)

**Local Authority**

Tower Hamlets

**Council Tax**

Band = D

**Ground Rent**

£250 per annum (£50 per annum for parking space)

**Service Charge**

Circa. £2,500 per annum (circa. £1,250 payable every 6 months)

**Energy Performance**

EPC Rating = C

**Viewing**

All viewings will be accompanied and are strictly by prior arrangement through Savills Shoreditch Office.  
Telephone: +44 (0) 207 578 6200.





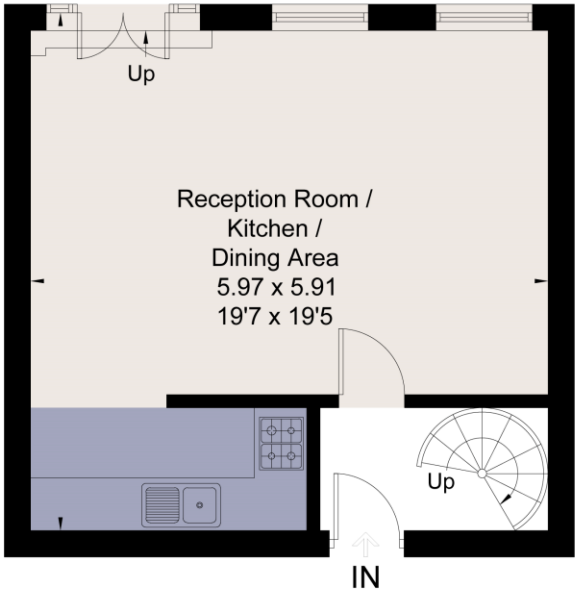


Tannery House, 6 Deal Street, London, E1  
Gross Internal Area 758 sq ft, 70.4 m<sup>2</sup>

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Approximate Area = 70.4 sq m / 758 sq ft  
For identification only. Not to scale.  
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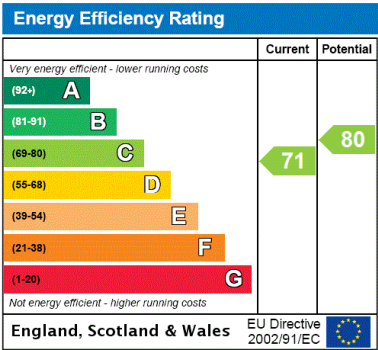


First Floor



Second Floor

Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)  
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