



Stunning two bedroom house within a gated mews development.

**Copperfield Mews, London, E2**

£900,000 Freehold

savills



- **Two bedrooms • Two bathrooms • Reception room**
- Freehold house • Gated development • Private garden
- Secure parking space • Two bedrooms, two bathrooms
- Easy access into City • Offered chain free

#### About this property

A stunning two bedroom, modern house set within a gated mews development.

Arranged over two levels, the property is immaculately presented with a spacious open-plan living room/kitchen, utility room, downstairs WC and a private terraced garden. On the first floor there is a large master bedroom with ensuite bathroom and a second double bedroom with adjoining bathroom.

The upstairs has wonderful natural light thanks to the substantial skylight in the hallway. There is underfloor heating and ample storage throughout and the house is offered on a Freehold basis.

Provided with access to secure bike storage and a secure, underground car parking space. Offered with no onward chain.

#### Local Information

Copperfield Mews is accessed from Claredale Street, just South of Hackney Road. Cambridge Heath Station is approximately 470 yards and Bethnal Green Station is approximately 700 yards. There are a number of local buses which travel towards both the City and Old Street.

There are a number of local parks including Victoria Park, London Fields, Haggerston Park and Weavers Fields all within close proximity. Columbia Road, Broadway Market and Regents Canal are also nearby.

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#### Tenure

Freehold

#### Local Authority

Tower Hamlets

#### 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.

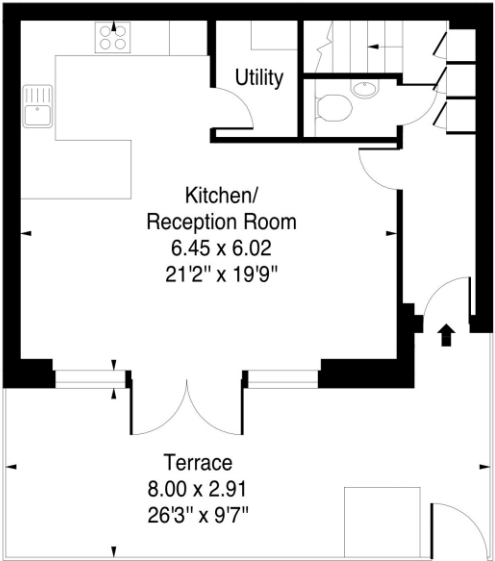




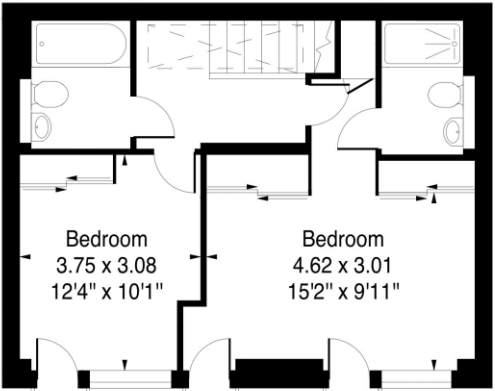


Copperfield Mews, London, E2  
Gross Internal Area 985 sq ft, 91.5 m²

Copperfield Mews, E2  
Approximate Gross Internal Area = 985 sq ft / 91.51 sqm  
Approximate Terrace Area = 263 sq ft / 24.43 sqm



Ground Floor



First Floor

Measured in accordance with RICS guidelines.  
This floor plan is for illustrative purposes only  
and must not be relied upon as a statement of fact.  
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		90
(81-91) <b>B</b>		
(69-80) <b>C</b>	77	
(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	

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