



An immaculate two bedroom apartment in Spitalfields.

Folgate Street, London, E1

£585,000 Leasehold (120 years remaining)



Two bedrooms • One reception room • Bathroom

Fibre broadband accessible • Access to beautiful communal gardens • Two double bedrooms • Close to Spitalfields market • Secure parking space • Recently upgraded kitchen • Lift access • Immaculate presentation • Ideal for access to City •

Local Information

Folgate Street is part of the Spitalfields conservation area and connects Commercial Street to Bishopsgate, although there is no-through route for vehicles.

The street is a mixture of purpose build modern flats, a handful of commercial buildings and some of the areas finest Georgian terraces.

Spitalfields is a unique blend of independent retailers, exciting restaurants and pubs, high street brands and fashionable boutiques. The close proximity to some of London's largest financial and legal institutions and fantastic transport links make this a popular area for City workers.

About this property

An immaculate two bedroom apartment just moments from Spitalfields market.

The apartment is positioned on the second floor of this 14m high block, with two double bedrooms a well-proportioned lounge which connects to the kitchen. There is ample natural light, aided by the wood floors and neutral décor.

The kitchen has recently been upgraded with a high specification work surface and the property is sold with the benefit of a designated secure parking space. Residents enjoy the convenience of a concierge and a gym located in the development.

Tenure

Leasehold(120 years remaining)

Local Authority

Tower Hamlets

Energy Performance

EPC Rating = B

Viewing

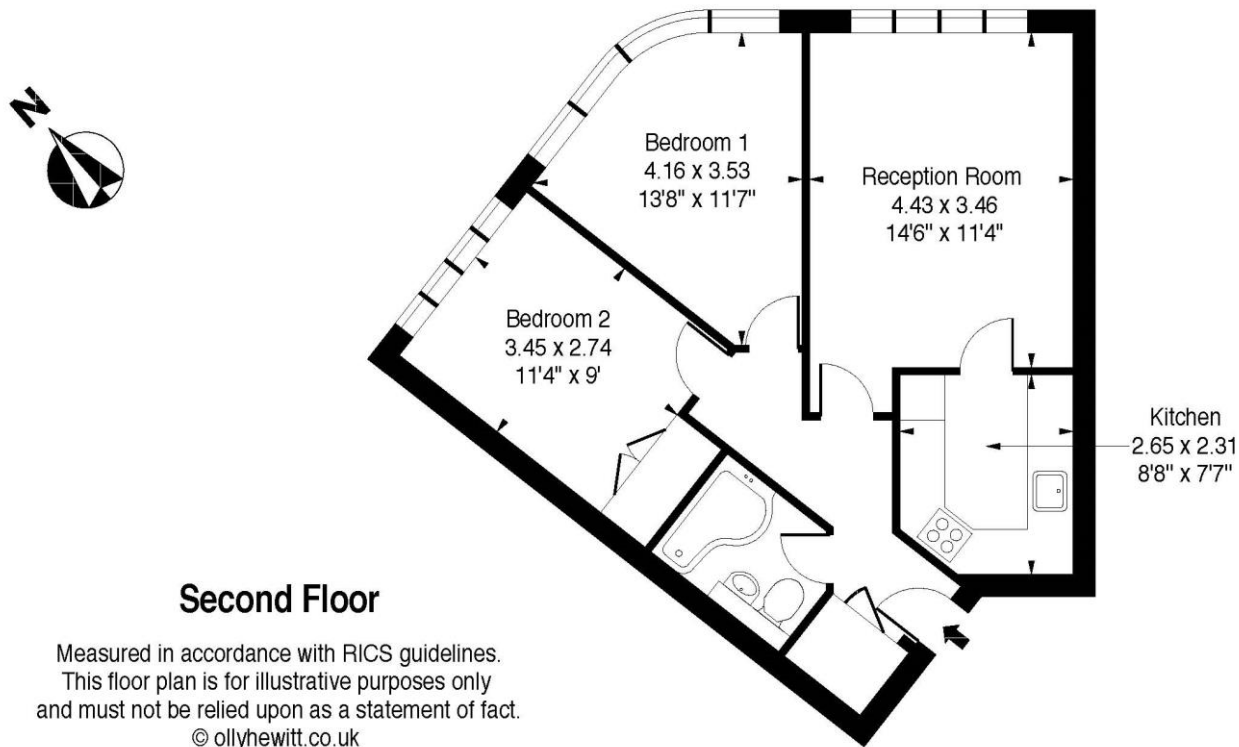
All viewings will be accompanied and are strictly by prior arrangement through Savills Shoreditch Office.
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Folgate Street, London, E1
Gross Internal Area 625 sq ft, 58.06 m²

Folgate Street, E1
Approximate Gross Internal Area = 625 sq ft / 58.06 sqm



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	81	83
(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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