



Beautiful three bedroom flat.

Parkside Estate, Rutland Road, London, E9

£550,000 Leasehold (87 years remaining)



Three bedrooms
Arranged over two floors
Separate kitchen
Village location
Excellent condition

Local Information

Parkside Estate is on Rutland Road, in the heart of Victoria Park Village. The Village boasts a Ginger Pig Butcher, Gail's Baker, Fishmonger, grocery stores and a selection of popular pubs and restaurants. The beautiful green spaces of Victoria Park are moments away with it's boating pond, gardens, popular pubs, cafes and play areas. London Fields station (0.8 miles) and Bethnal Green Tube (1.0 miles) are both nearby along with frequent buses to Canary Wharf and many parts of the City.

About this property

Savills are delighted to offer for sale this beautiful three-bedroom flat arranged over the second and third floors of a purpose-built block moments from Victoria Park Village.

The property is presented in excellent condition and benefits from a separate kitchen, downstairs cloakroom and views over the communal gardens.

Accommodation comprises: On the first floor there is a spacious reception room with a Juliet balcony, separate modern fitted kitchen and downstairs cloakroom, stairs leading up to the second floor with three bedrooms and a family bathroom.



Tenure

Leasehold (87 years remaining)

Local Authority

Hackney Council

Energy Performance

EPC Rating = D

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Victoria Park Office.
Telephone: +44 (0) 20 3222 5555.





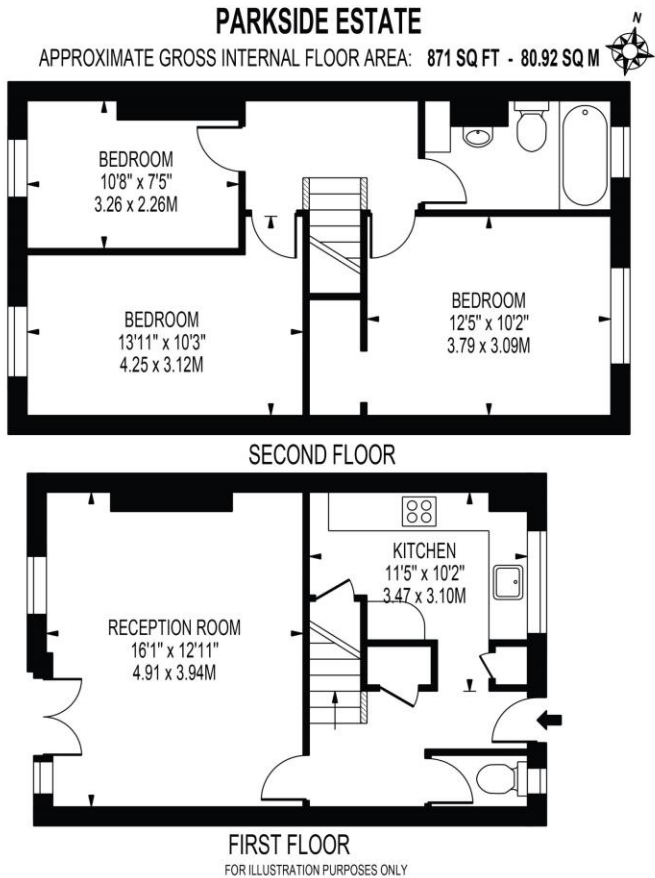
Parkside Estate, Rutland Road, London, E9
Gross Internal Area 871 sq ft, 80.9 m²



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D	64	72
(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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