



**CORFIELD STREET, LONDON, E2**  
**£340,000 LEASEHOLD**

# ONE BEDROOM APARTMENT WITH BALCONY ON A TREE LINED CUL-DE-SAC ESQUE STREET IN BETHNAL GREEN

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## DESCRIPTION:

A one bedroom second floor apartment within this attractive Mansion block on a quiet tree lined street near to Bethnal Green Overground station.

The property spans nearly 500sqft and comprises living room with beautiful bay window overlooking the leafy road, ample storage space in the hallway, separate kitchen with fitted units and space for washing machine and fridge/freezer, gas hob and electric oven, the master bedroom, recessed to the rear of the property, and family bathroom with shower attachment over bath. The property has lovely sash windows and also benefits from east-facing balcony.

Moments from Bethnal Green Underground and Overground stations, the Central Line will get you into the City or Stratford within 15 minutes, and a short commute to Whitechapel station with access to all across London with the new Elizabeth line. The property is a short distance to Columbia Road Flower Market, Broadway Market, London Fields and Victoria Park, whilst enjoying excellent transport links and a close proximity to Brick Lane and Shoreditch. There is a range of local amenities and facilities close by including a huge Sainsbury's and a range of bars, pubs and excellent restaurants nearby.

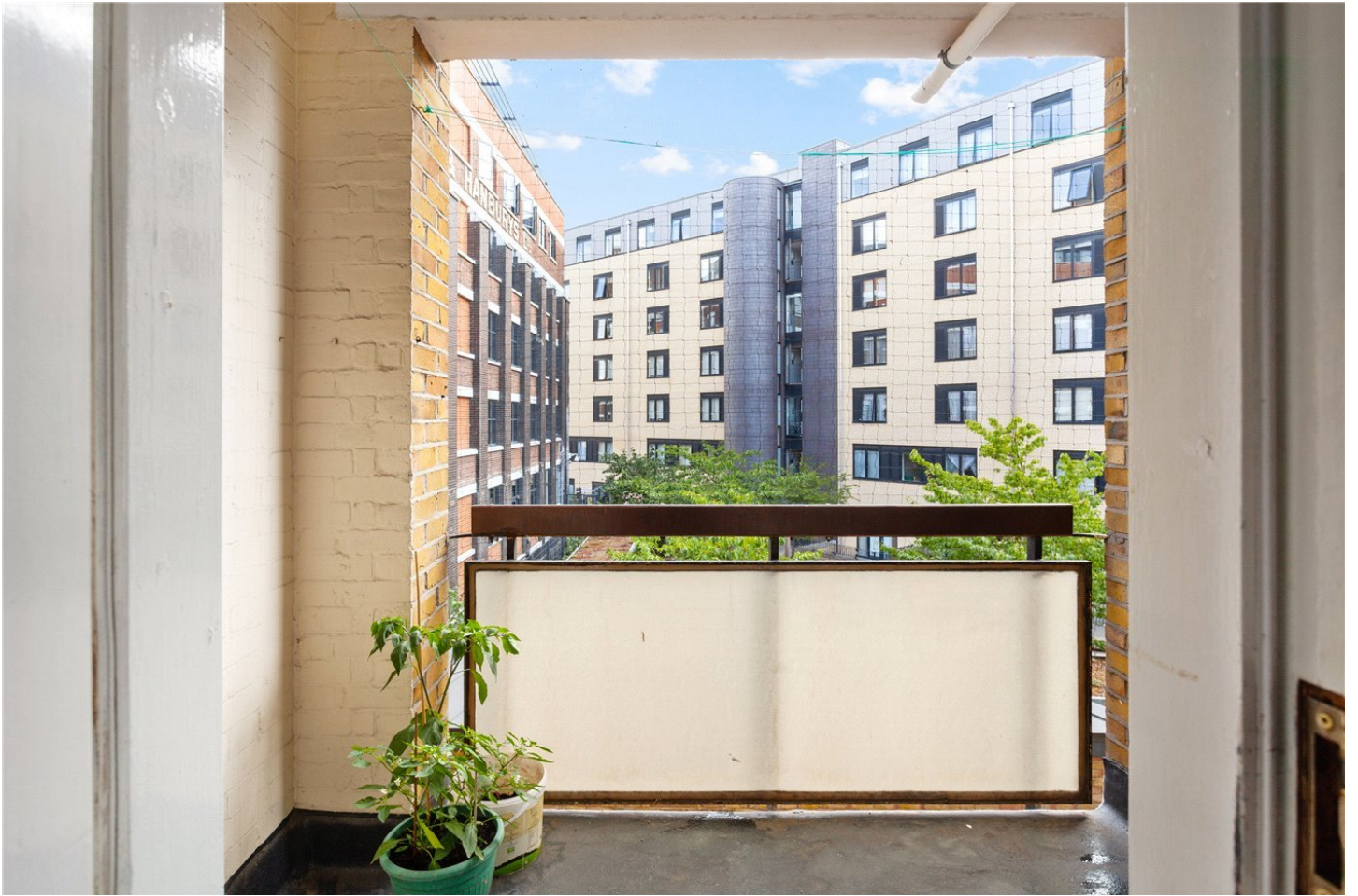
Ground Rent = £10pa

Service Charge = £1,236pa

\*Any associated charges including, but not limited to, service charge, ground rent and sinking funds outlined in the marketing material is an approximation calculated using information provided by and described by the client at the time of instruction. The actual cost may be subject to change and therefore we recommend all interested parties carry out their own enquiries.\*

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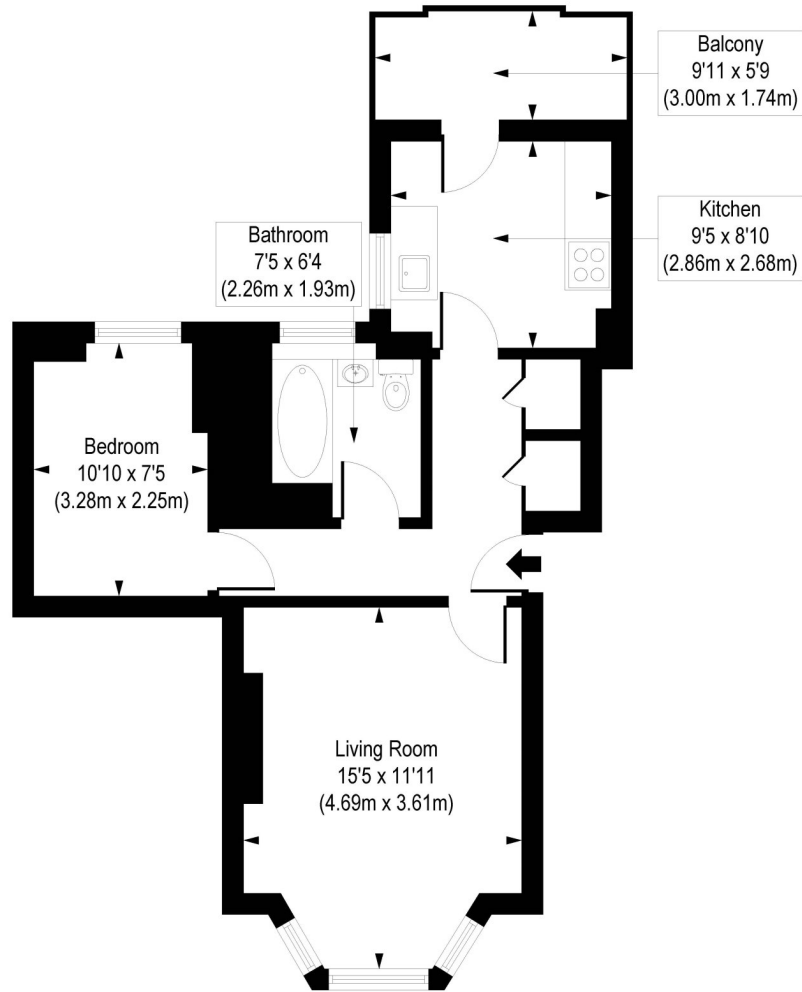
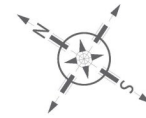




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Approx. Gross Internal Floor Area 493 sq. ft / 45.84 sq. m



Second Floor

COMPLIANT WITH RICS CODE OF MEASURING PRACTICE. Floorplan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floorplan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. Liability for errors, omissions or mis-statement through negligence or otherwise is hereby excluded.

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		81
(81-91)	B		
(69-80)	C	70	
(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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