



www.kings-group.net

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London E8 1HA
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Kingsland High Street, London, E8 2FA

£425,000 Leasehold

Kings Group are proud to present this ONE BEDROOM PURPOSE BUILT - FLAT located in the heart of DALSTON. This property comprises of an OPEN PLAN LOUNGE & FULLY INTEGRATED KITCHEN with access to LARGE TERRACE, a double bedroom and a bathroom. The property is well presented and benefits from double glazed windows, gas central heating and secure bicycle storage. This property would be excellent for a first time buyer or buy to let investor.

This property is very close to the ever popular Kingsland Road in Hackney offering a multitude of local amenities, places to eat and to shop, as well as bars and restaurants to enjoy. Transport is also not an issue here as you have Dalston Junction, Dalston Kingsland and Haggerston Train Stations all within half a mile, as well as bus routes to multiple locations.

Early viewing is recommended so call now to arrange your viewing!

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Entrance

Front door to:-

Open Plan Kitchen/ Living Room

Double glazed window and door leading to terrace, range of base and wall units with roll top work surfaces, sink and drainer unit, integrated electric hob/oven, integrated fridge/freezer, spotlights, radiator, two storage cupboard, power points, laminated wood style flooring.

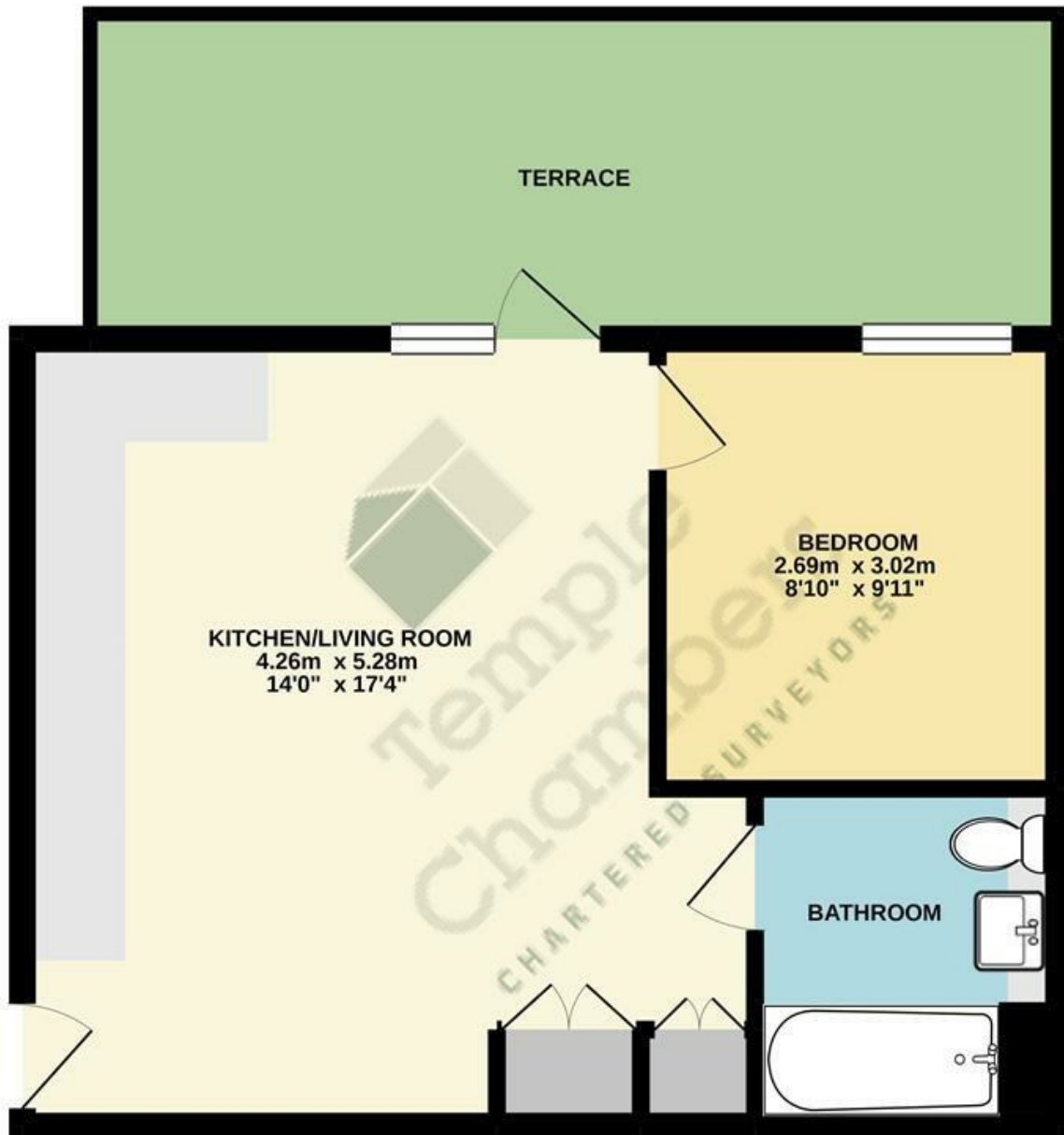
Bedroom

Double glazed window, radiator, built-in storage, power points, carpeted flooring.

Bathroom

Part tiled walls, heated towel rail, spotlights, panel enclosed bath with mixer tap and shower attached, wall mounted wash hand basin, low level W.C, tiled flooring.

FIRST FLOOR
37.0 sq.m. (398 sq.ft.) approx.



TOTAL FLOOR AREA : 37.0 sq.m. (398 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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