Pancras Way, London, E3

BUTLER & STAG

Guide Price £400,000 - £425,000
This two bedroom, two bathroom apartment in the Heart of Bow Development offers not only a contemporary and stylish living space but also the luxury of an allocated car parking space—an exceptional find in this vibrant neighbourhood.

Leasehold

- Two Double Bedrooms
- Two Bathrooms
- Allocated Parking Space
- 981 Year Lease
- On-Site Concierge
- Close To The Award Winning Victoria Park
- Abundance Of Natural Light Throughout
- EWS1 Compliant

Nestled within a prime location, this contemporary residence offers not just modern living but also the convenience of an allocated car parking space—a rare gem in bustling urban settings.

Upon entering, you're greeted by a spacious and open-plan layout that maximizes natural light and functionality.

The fully-equipped kitchen has ample storage and stylish countertops. It seamlessly connects to the dining area, creating an ideal space for entertaining guests.

The two generously sized bedrooms offer tranquil retreats, each designed with comfort in mind. The principal bedroom boasts an ensuite bathroom, providing privacy and convenience. Both bathrooms are elegantly appointed, showcasing modern fixtures and quality finishes.

What sets this property apart is its allocated car parking space—a coveted amenity in the heart of Bow.

The location itself is a treasure trove of conveniences. Enjoy easy access to a plethora of local amenities, including trendy cafes, restaurants, shops, and green spaces, all within walking distance.

Katherine Bell Tower

Approx. Gross Internal Area 67.7 sq. metres (729 sq. feet)

First Floor

Approx. 67.7 sq. metres (729.0 sq. feet)

Measurements are approximate and for illustration purposes only. While we do not doubt the accuracy and completeness, we advise you conduct a careful independent assessment of the property to determine monetary value

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IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

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