Old Ford Road, London, E2

BUTLER & STAG

# Delightful two bedroom first floor apartment, perfectly positioned to enjoy the very best that East London has to offer.

- Two Bedroom Apartment
- Private Balcony
- Coveted Victoria Park Location
- Furnished
- First Floor within a Secure Development
- Car Parking
- Close to Transport Links and Amenities
- Available from 18th April 2026

Set within a secure, unique development, the property is situated right next to Victoria Park, specifically the corner encompassing the boating lake, Pavillion Cafe and Sunday food market.

The location further enjoys immediate access onto the Hertford Union Canal for walks, runs and cycles to trendy Hackney Wick in one direction and towards Angel in the other. Equidistant from Bethnal Green underground and Cambridge Heath overground stations, the artisan offerings and amenities of both Victoria Park Village and Roman Road are also only a short stroll away.

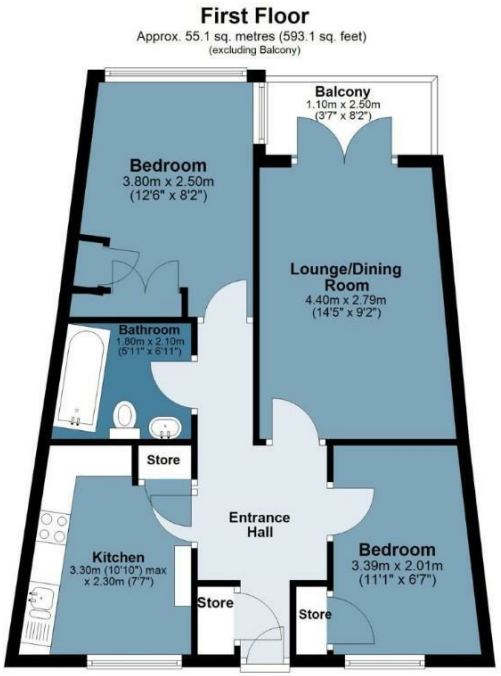
The apartment itself features a charming living/dining space which opens out onto a private southerly-aspect balcony, a separate fitted kitchen, two double bedrooms and a bathroom. Residents also benefit from car parking on a first-come-first-served basis.

Ideally suited to a couple or two professional sharers, this wonderful property is offered furnished and is available from 18th April 2026.

EPC Rating C
Council Tax Band C

# Bridge Wharf

**Approx. Gross Internal Area 55.1 sq. metres 593.1 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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