



Parnell Road, London, E3

BUTLER & STAG



Price Guide £425,000 - £450,000
Situated on Parnell Road is this well-proportioned two-bedroom apartment, set within a modern development and boasting a sizeable private terrace, perfect for outdoor dining and entertaining. This bright and inviting home offers comfortable living space throughout and is ideally suited to first-time buyers or professionals looking to be in looking for a well-located home with valuable outdoor space.



Leasehold

- First Floor Apartment
- Two Bedroom Residence
- 655 Sq/Ft Internal Living Space
- Well-Presented Throughout
- Spacious Private Terrace
- A Moments Walk From Victoria Park
- Separate Kitchen
- Bright And Airy

The property features a spacious reception room with direct access to the impressive terrace, creating an excellent indoor-outdoor flow and allowing for plenty of natural light. The separate kitchen is well arranged with good storage and worktop space, while both bedrooms are well-sized, providing flexibility for sharers, guests, or home working. The apartment also boasts a modernised high specification bathroom.

The standout feature is the generous south facing private terrace, offering a rare outdoor space in this convenient East London location — ideal for relaxing, socialising, or enjoying warmer months.

Colchester House is well positioned on Parnell Road, with easy access to local amenities, a stone throw away from Roman Road, offering great transport links, and green spaces such as the infamous Victoria Park, making it a practical and appealing choice for a wide range of buyers.





Parnell Road

Approx. Gross Internal Area 71 sq. metres (764 sq. feet)

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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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