



BUTLER & STAG

Coborn Mews | London
| E3

Beautifully presented two bedroom first floor apartment with balcony, located within a short distance to Mile End central line station and featuring secure allocated parking.

• Walking Distance To Mile End Station • Parquet Flooring • Two Double Bedrooms • Private Balcony • Gas Central Heating • Part Furnished • Secure Parking • Available 5th February

£2,000 Per Calendar Month

This dual aspect property boasts plenty of natural light and includes two double bedrooms, a spacious living area with parquet flooring throughout, a fully fitted kitchen with appliances and a quiet south facing balcony facing away from the street.

Externally, the property benefits from a secure allocated carparking space which is situated behind private gates.

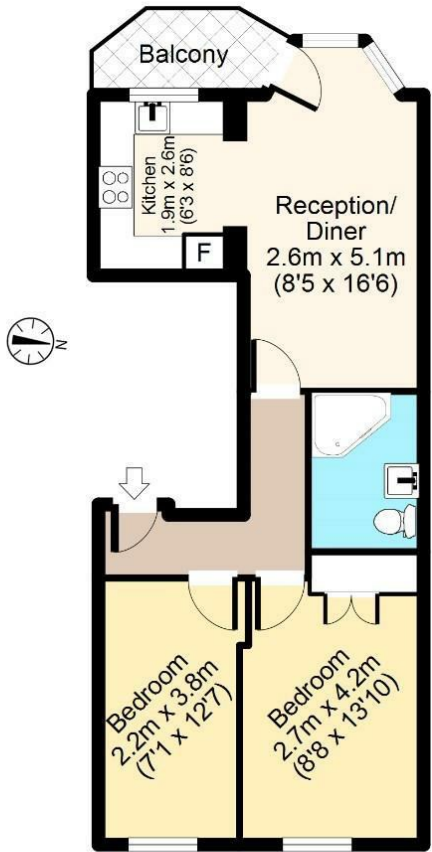
The property is situated in close proximity to Bow Road which offers a range of local shops and amenities, Victoria Park and the Regents Canal. Good transport links can be found nearby with multiple bus routes and Mile End underground station is just a short walk away (Central, District and Hammersmith & City)



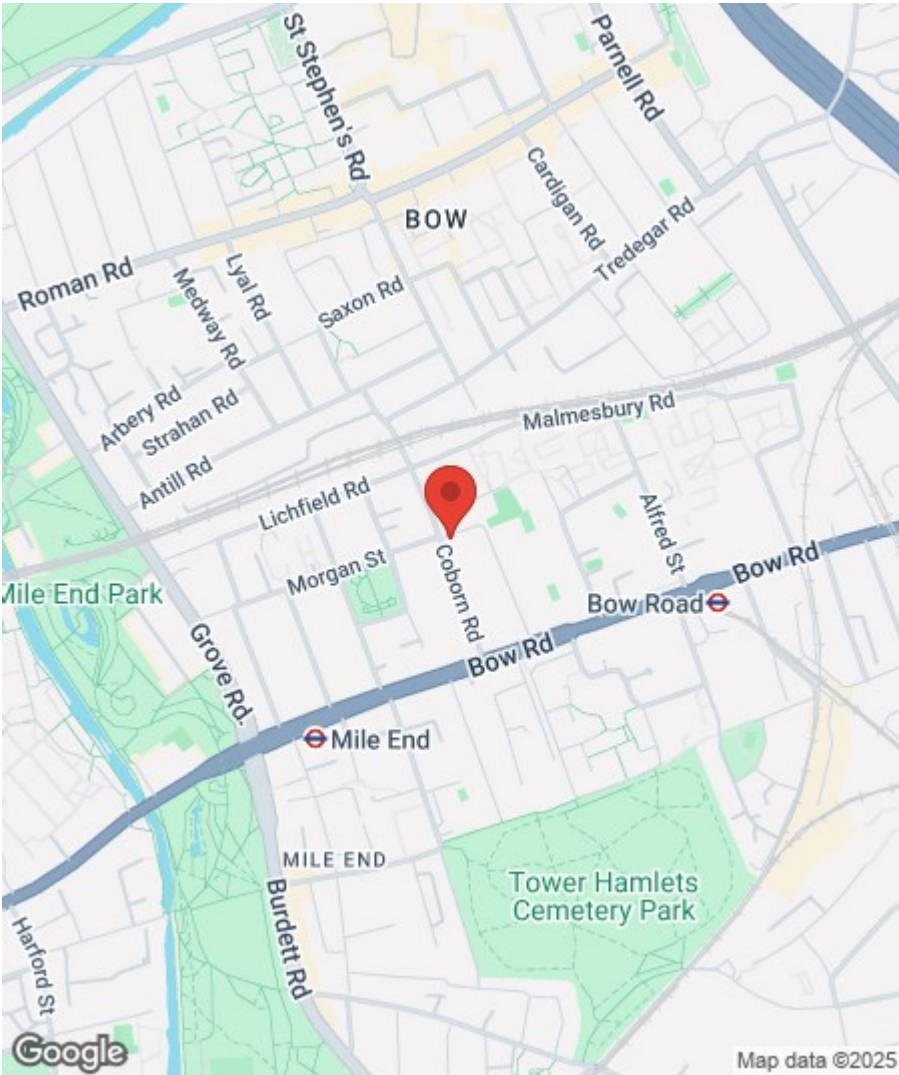


Coborn Street, E3

First Floor



Total area: approx. 45 sq. metres (482 sq. feet)
For illustration purposes only - not to scale
www.lpaplus.co.uk



508 Roman Road, Bow, London, E3 5LU | 020 8102 1236 |
bow@butlerandstag.com | www.butlerandstag.uk

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.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	