kings GROUP

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London E8 1HA
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4 Pedro Street, London, E5 0BQ

Offers In Excess Of £450,000

Kings Group - Hackney are pleased to offer For Sale on a CHAIN FREE basis, this THREE BEDROOM SPLIT LEVEL MAISONETTE within Heanor Court,. Pedro St, London. Located in the popular E5 area, this ideal starter or investment property is comprised of three bedrooms, family bathroom, lounge, spacious kitchen and downstairs WC. The property also benefits from a balcony as well as a lift within the block. Nearby are a number of local shops and amenities on Chatsworth Road, as well as a number of local sought after schools including Mandeville and Rushmore Primary Schools. The property is also within walking distance of Homerton Overground Station as well as Homerton University Hospital. The property also offers good road links with good access to the A12. Nearby are also a number of local parks including Hackney Marshes, Victoria Park and Lee Valley Park. To arrange a viewing, please do not hesitate to get in touch

Leasehold Information:
Lease Length: 19/06/2017 - 20/01/2116
Lease Remaining: 93 Years
Ground Rent: £10/year
Service Charge: £1200/year (exact figure TBC)
Council Tax: Band C
EPC: Band C

Entrance Hallway

Lounge
16'95 x 10'17 (4.88m x 3.05m)

Kitchen
14'01 x 10'56 (4.29m x 3.05m)

Downstairs WC
4'53 x 2'25 (1.22m x 0.61m)

First Floor Landing

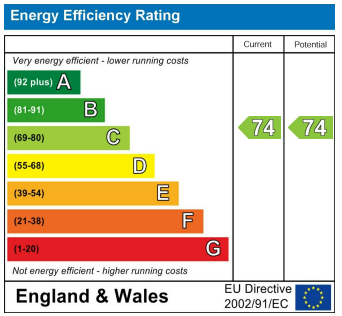
Bedroom One
13'40 x 10'46 (3.96m x 3.05m)

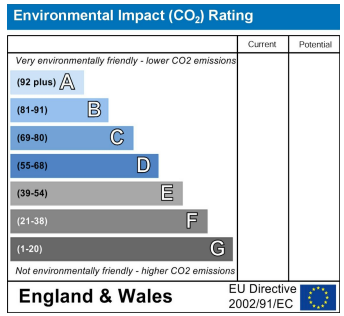
Bedroom Two
10'45 x 8'73 (3.05m x 2.44m)

Bedroom Three
7'44 x 8'31 (2.13m x 2.44m)

Family Bathroom
6'27 x 6'10 (1.83m x 2.08m)

Balcony





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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