

Wild & Co.

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Mare Street, E8 3SJ

SUPERB DOUBLE BEDROOM THIRD FLOOR APARTMENT - Situated in the heart of Hackney, on the vibrant Mare Street, this lovely open plan, modern & spacious apartment, is on the third floor, moments from London Fields Overground Station (City links). Walking distance from London Fields and Victoria park benefiting from an array of local shops, bars & restaurants. Offering modern fitted kitchen open plan to lounge, large double bedroom, bathroom/WC, gas central heating & no ongoing chain! **IDEAL FIRST-TIME OR BUY-TO-LET PURCHASE - EARLY VIEWING HIGHLY RECOMMENDED!**

Guide Price £400,000 | Leasehold

Mare Street, E8 3SJ



- Superb 1 bedroom apartment
- Moments from London Fields Overground Station (City links)
- Benefiting from an array of local shops, bars & restaurants
- Ideal First time buyer or Buy to let
- Situated in the heart of Hackney
- Walking distance from London Fields
- Offering modern fitted kitchen open plan to lounge
- Open plan, modern & spacious
- Close proximity from Victoria park
- Large double bedroom

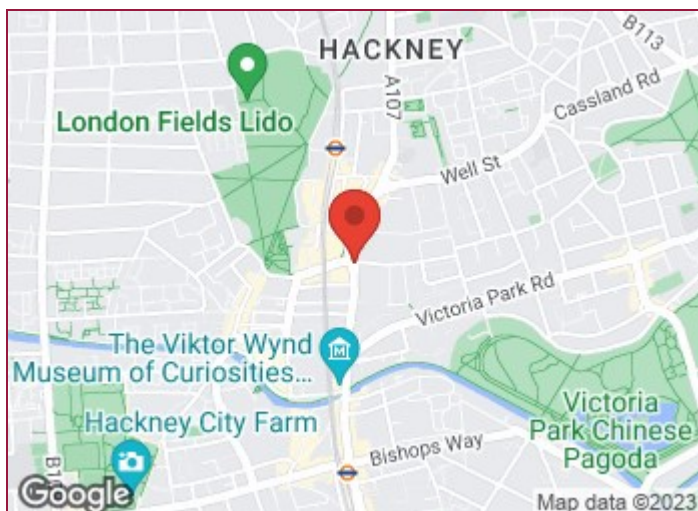
Full Description

Full description:

Wild & Co. are delighted to offer for sale this: ONE DOUBLE BEDROOM, THIRD FLOOR APARTMENT. Situated in the heart of Hackney, on the vibrant Mare Street, this lovely open plan, modern & spacious apartment, is on the third floor (lift access), moments from London Fields Overground Station (City links). Walking distance from London Fields and Victoria park benefiting from an array of local shops, bars & restaurants

The flat has a modern fitted kitchen, opening onto the living space with double bedroom and bathroom. Benefiting from laminated wood flooring, double glazed windows, central gas heating and spotlighting.

IDEAL FIRST-TIME PURCHASE, CALL ASAP TO ARRANGE A VIEWING.



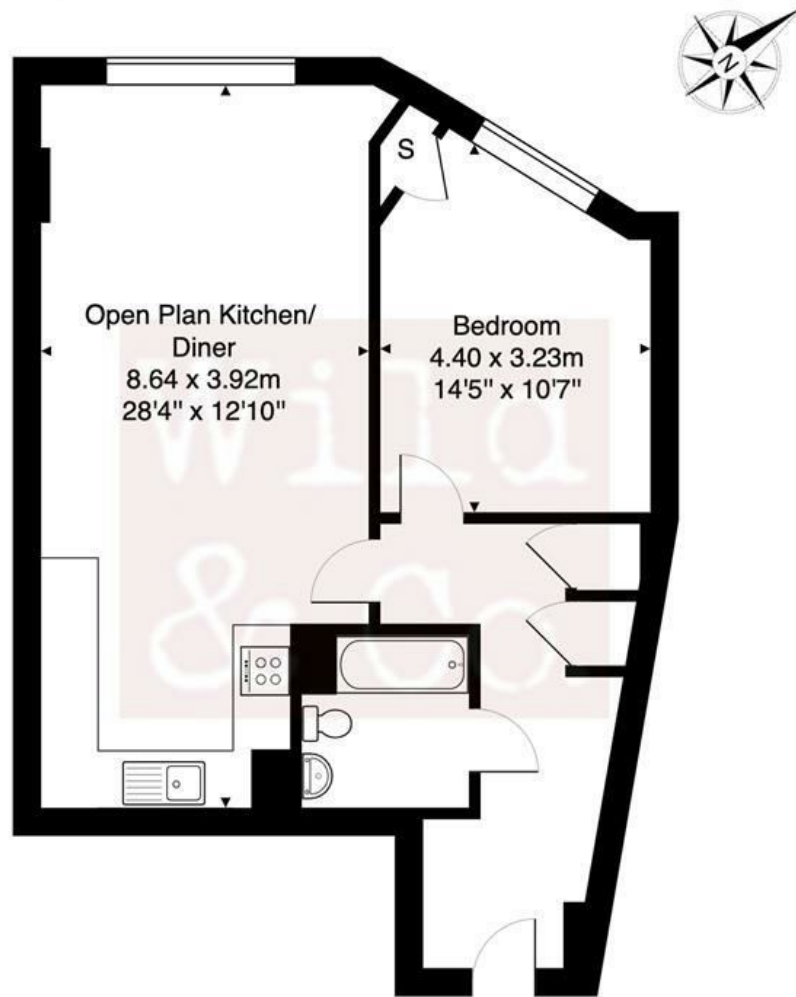
Directions

Directly on Mare Street (A107), corner of Tudor Road.



Mare St- E8

Approximate Gross Internal Area 64.0 m² ... 689 ft²



THIRD FLOOR

This Plan is for illustration purpose only and used as general indication of the proposed layout of the property. Dimensions are maximum and approximate and may vary.

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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	

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