

# Wild & Co.

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## Maun House, Shacklewell Lane, E8 2DA

Spacious and newly redecorated one-bedroom self-contained apartment available to rent in the heart of Dalston. This bright first-floor apartment are arranged above the iconic 'The Factory', a creative hub featuring independent shops, studios, exhibitions, and the popular Ginette French Café. Offering a open-plan fitted kitchen and large lounge with stylish wood flooring, a modern shower room with WC, and a private balcony for your own outdoor space. Ideally located just moments from Dalston Junction and Dalston Kingsland Stations, Ridley Road Market, and the vibrant mix of bars, restaurants, and shopping facilities along Kingsland Road and Stoke Newington High Street. Available now – early viewing is highly recommended.

**£2,250 Per Month |**

# Maun House, Shacklewell Lane, E8 2DA



- Large 1-bedroom self-contained apartment
- Open-plan fitted kitchen seamlessly integrated with the lounge
- ocated on the first floor above 'The Factory', an iconic creative space
- Available now – early viewing highly recommended
- Newly redecorated
- Modern shower room/WC
- Moments from Dalston Junction and Dalston Kingsland stations
- Wood flooring in all living areas
- Private balcony
- Close to Ridley Road Market, Kingsland Road & Stoke Newington High Street

## Spacious 1-Bedroom Self-Contained Apartment – Newly Redecorated – Dalston Location

A large, newly redecorated 1-bedroom self-contained apartment available to rent now in the heart of Dalston.

### Features:

Bright open-plan fitted kitchen and lounge

Stylish wood flooring throughout

Modern shower room/WC

Private balcony

Situated on the first floor above the iconic 'The Factory' – a vibrant hub for independent shops, studios, exhibitions, and the popular Ginette French Café

### Prime Location:

Just moments from Dalston Junction and Dalston Kingsland Stations, Ridley Road Market, and the eclectic mix of bars, restaurants, and shops along Kingsland

Road and Stoke Newington High Street.

Available Now – Early Viewing Highly Recommended!

Let me know if you'd like a shorter version, or if you're advertising on a particular platform (like Rightmove or SpareRoom), and I can tailor it accordingly.

You said:  
with no bullet points  
ChatGPT said:

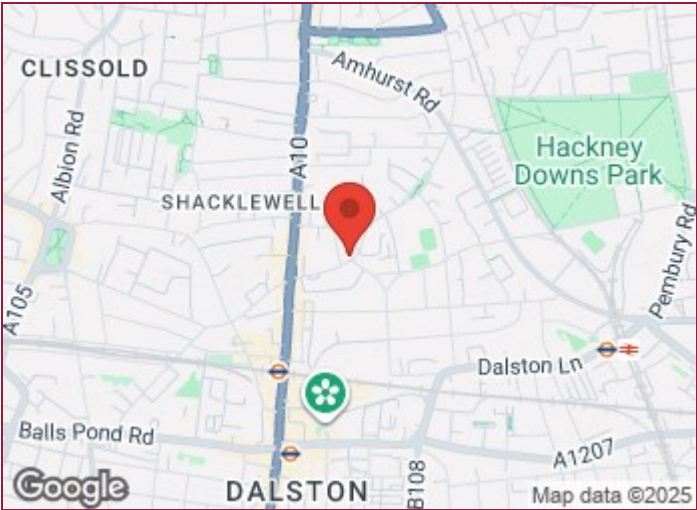
Certainly! Here's a version of your rental listing rewritten in paragraph form, without bullet points:

Spacious and newly redecorated one-bedroom self-contained apartments available to rent in the heart of Dalston. These bright first-floor apartments are arranged above the iconic 'The Factory', a creative hub featuring independent shops, studios, exhibitions, and the popular Ginette French Café. Each apartment offers a large open-plan fitted kitchen and lounge with stylish wood

flooring, a modern shower room with WC, and a private balcony for your own outdoor space.

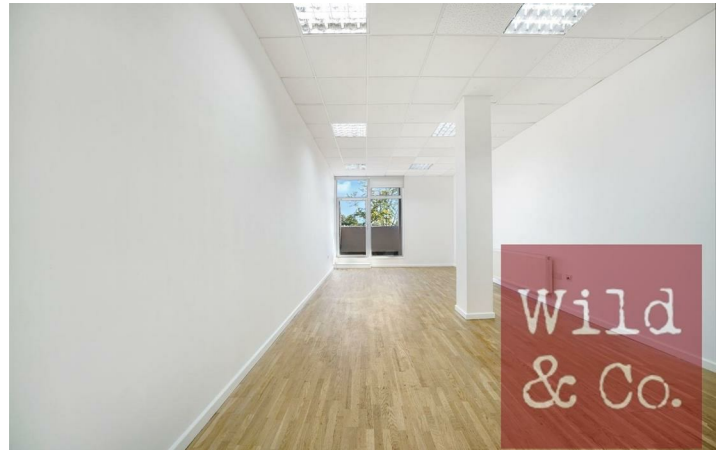
Ideally located just moments from Dalston Junction and Dalston Kingsland Stations, Ridley Road Market, and the vibrant mix of bars, restaurants, and shopping facilities along Kingsland Road and Stoke Newington High Street.

Available now – early viewing is highly recommended.



## Directions

Entracne on Shacklewell Lane.

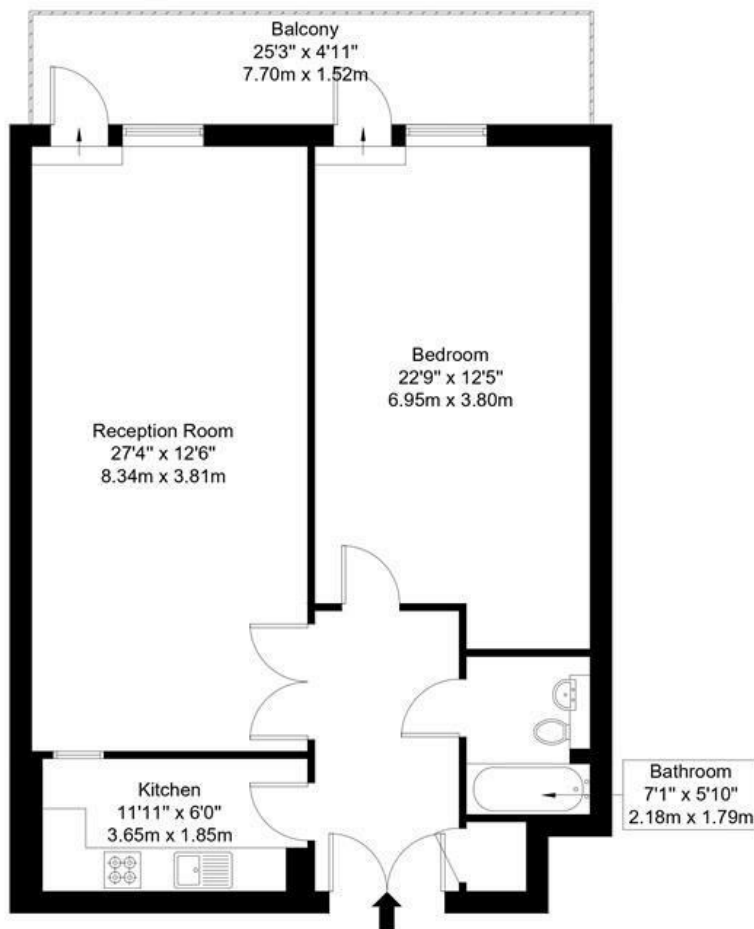
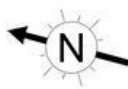


# Shacklewell Lane, E8 2DA

Approx Gross Internal Area = 78.3 sq m / 843 sq ft

Balcony = 11.7 sq m / 126 sq ft

Total = 90 sq m / 969 sq ft



Second Floor

Ref :

Copyright

**B L E U  
P L A N**

The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. Maximum lengths and widths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.  
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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	
64	69
England & Wales	
EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions	
England & Wales	
EU Directive 2002/91/EC	

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