

Wild & Co.

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Mill Court, Essex Wharf, E5 9RZ

2 DOUBLE BEDROOM MODERN APARTMENT, in this sought-after development overlooking the River Lea & Walthamstow Marshes. Close to Clapton Station (City links) & Lea Bridge Station. 2 double bedrooms, bath/WC, ensuite shower/WC, fitted kitchen, lounge, private balcony, bike storage, underground parking, beautiful communal garden. Available now - view ASAP.

£2,700 Per Month |

Mill Court, Essex Wharf, E5 9RZ



- 2 double bedroom apartment
- Fitted kitchen
- Bathroom & en-suite shower room
- Available now
- Directly overlooking the River Lea & Millfields Park
- Open plan lounge
- Communal gardens
- Private balcony
- Allocated underground parking space
- Secured bike storage

Details

Wild & Co. are pleased to offer for rent this: 2 DOUBLE BEDROOM MODERN APARTMENT, situated within this sought-after development directly overlooking the River Lea & Walthamstow Marshes.

Walking distance of Clapton Station (City links) and Lea Bridge Station (link to Stratford International), next to Millfields Park and the ever-popular Chatsworth Road benefiting from local shops, restaurants & the Sunday market.

Offering beautiful walks and cycle rides along the River Lea, Walthamstow and Hackney Marshes and Millfields Park.

The property also benefits from: 2 double bedrooms, large bathroom/WC, en-suite shower/WC, luxury fitted kitchen with fitted appliances, open plan lounge with large double glazed windows to front and side aspects & door to private balcony directly overlooking The River Lea & Walthamstow Marshes, lift access, bike storage, private underground secured parking, beautiful communal gardens.

Full description:

Entrance: via security door, lift and stairs to 3rd floor.

Main front door leading to:

Hallway: wood flooring, radiator, video entry phone system, spot lighting, fitted cupboard (housing boiler), doors to:

Bedroom 1: fitted carpet, radiator, double glazed, door to:

En-suite: double walk-in shower cubicle, wash hand basin with mixer tap, low-flush WC, chrome heated towel rail, spot lighting, mirrored wall cabinet, fully tiled walls and flooring.

Bedroom 2: fitted carpet, radiator, floor to ceiling double glazed door to Juliette balcony.

Bathroom/WC: white three piece suite comprising of: bath with mixer tap and wall-mounted shower, low-flush WC, wash hand basin with mixer tap, spot lighting, chrome heated towel rail, fully

tiled walls and floors, large mirrored wall cabinet.

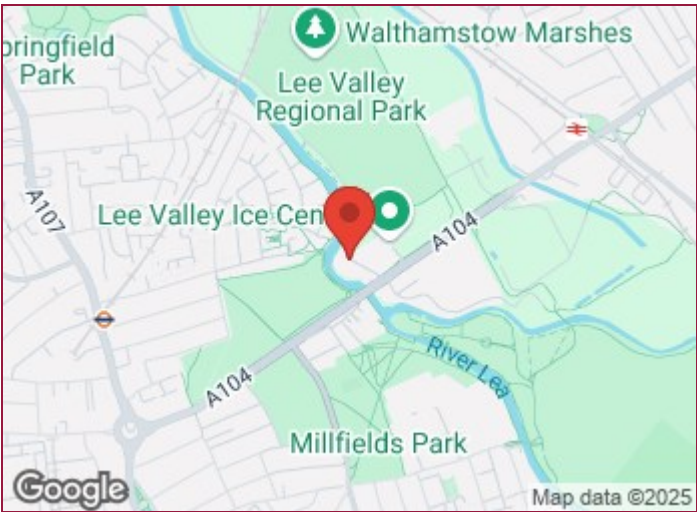
Open plan kitchen: comprising of a range of wall and base-mounted units with granite work surfaces, double sink with mixer tap and drainer, integrated fridge/freezer, washer/dryer, dishwasher and built-in Bosch electric oven and microwave with electric hob, wood flooring, spot lighting, open plan to:

Lounge: wood flooring, 2 x radiators, spot lighting, large sliding doors to private balcony, 2 x double glazed windows to front and side aspects.

Private balcony, west-facing, directly overlooking The Rive Lea, Millfields Park and Walthamstow Marshes.

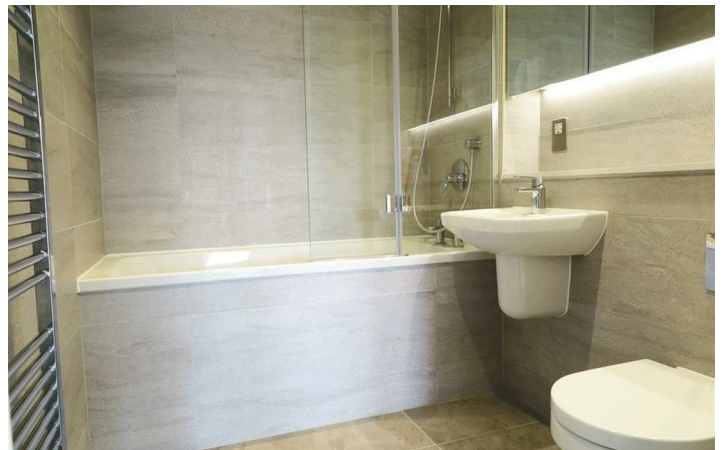
Underground secured parking - allocated space.

Communal gardens.



Directions

Directly off Lea Bridge Road (A104)



Essex Wharf, E5

Approximate Gross Internal Area = 74 sq m / 794 sq ft

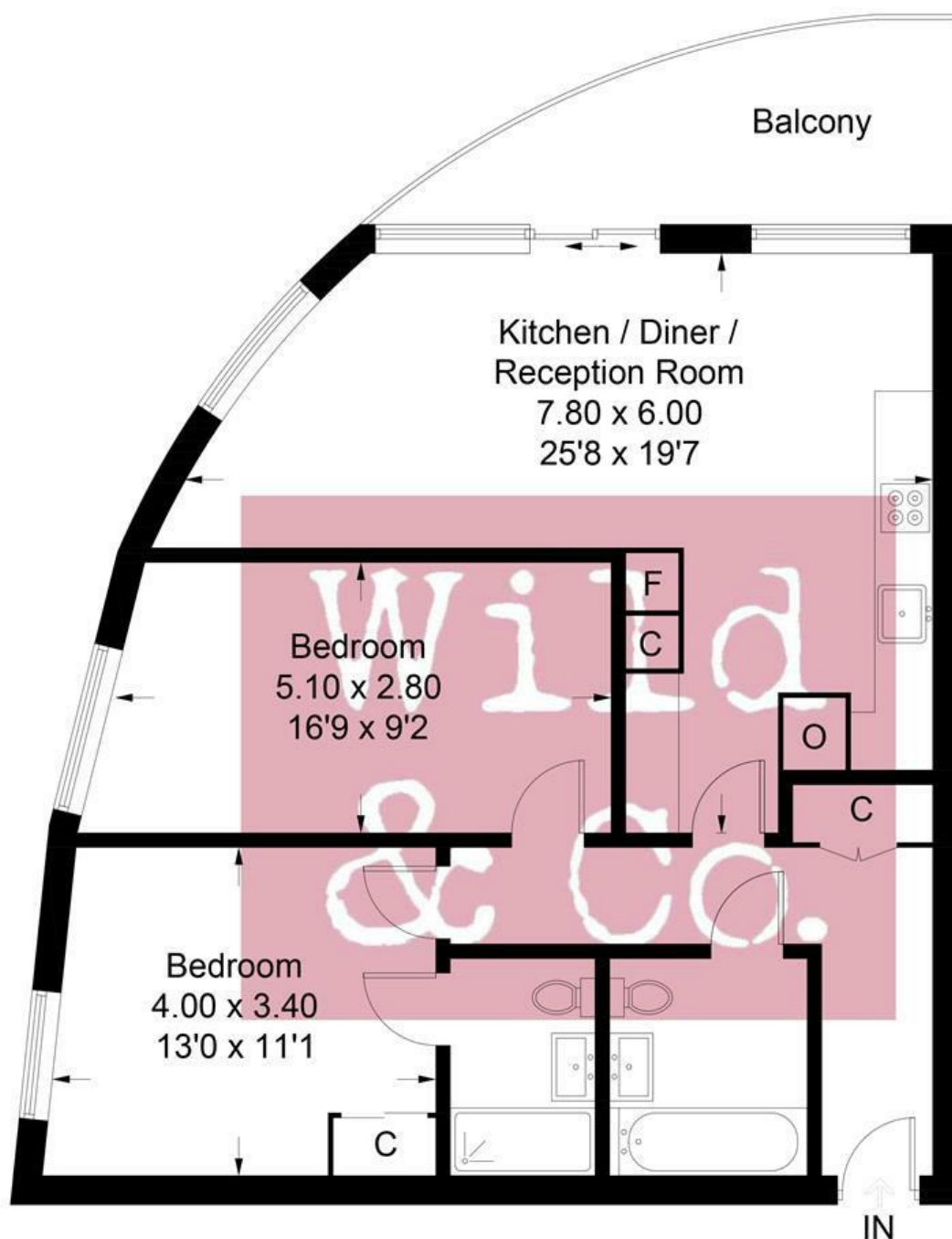


Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID536972)

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	86	87
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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