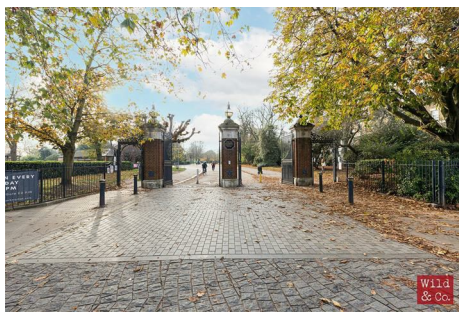


Wild & Co.

wildandco.uk



Connor Street, Victoria Park Village, E9 7LG

A rare opportunity to acquire this 3-bedroom end of terrace Freehold Victorian property. In need of improvements/refurbishment offering huge potential to improve and make you own. Situated directly off Lauriston Road, in the heart of Victoria Park Village amongst local cafes, shops and restaurants. Moments from the entrance of Victoria Park and walking distance of Mile End Underground Station. Offering: 3 first floor bedrooms with a first-floor roof terrace, through lounge with Sash Bay window to front and sash window to rear, fitted kitchen, ground floor bathroom/WC, small 'back-yard' garden, front garden offering off street parking. NO CHAIN – EARLY VIEWING HIGHLY RECOMMENDED!

Guide Price £800,000 | Freehold

Connor Street, Victoria Park Village, E9 7LG



- 3-bedroom end of terrace Freehold Victorian property
- Moments from the entrance of Victoria Park
- Front garden offering off street parking
- No chain
- In need of improvements/refurbishment offering huge potential to improve and make you own.
- Walking distance of Mile End Underground Station
- Through lounge
- Victoria Park Village amongst local cafes, shops & restaurants
- Small 'back-yard' garden
- Fitted kitchen & g/f bathroom



Directions
Directly off Lauriston Road.



Connor Street- E9

Approx. Gross Internal Area 77sqm / 828 sqf



GROUND FLOOR

FIRST 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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