



Jamaica Street, London, E1

BUTLER & STAG



**Guide Price £775,000 - £825,000**  
**This impressive four-bedroom house occupies a fantastic position on the pretty tree-lined Jamaica street, only moments from Stepney Green Park. Unfolding over three floors the house has been subject to re-development and a sensitive renovation by the current owners, where the interiors have been completely re-modelled to create a beautiful, light-filled home that is perfectly adapted to modern living.**



## Freehold

- Re-modelled and Re-developed To Provide 1298 Sq/Ft Internal Living Space
- Four Double Bedrooms
- Downstairs Toilet
- Secure Allocated Parking To Rear
- Two Bathrooms
- Bi-Folding Doors Leading Private Garden

Sleek finishes and a neutral colour scheme maximise the clever feeling of flow that runs throughout the house.

Entering the front door you are greeted with wide-plank, natural oak flooring which runs through the entirety of the ground floor arrangement. The front reception room is partially open plan to the hallway making for great social flow. Entering into the back half of the home you head through to a lavishly sized kitchen/dining area allowing the perfect setting for dining/entertaining friends and family. The Bi-folding doors retain a visual connection to the private garden and open out creating a fantastic outdoor extension to the entertaining space. The handleless design cabinetry, neutral colours and metallic accents provide a subtle elegance that blends beautifully with the contemporary edge of its concrete work-top and uncluttered vibe. Finishing off the downstairs is a super convenient cloakroom.

Ascending to the first floor there are two well proportioned double bedrooms (one with fitted wardrobes) and stylish bathroom. Occupying the top floor the principal bedroom boasts a Juliette Balcony and is a lavish size, the second bedroom is a comfortable double measurement and there is also a family sized bathroom. The property also benefits from an allocated parking space which is accessed via security gates on Jamaica Street and is positioned at the rear of the property which can also be accessed via the rear garden.

Stepney Green is an incredibly vibrant and centrally located part of east London. A short walk or cycle from both the River Thames and the City, the area offers excellent local amenities. The famed Punjabi restaurant Tayyabs is a short walk away, as is the much-loved bakery Rinkoff and several excellent coffee shops including Yurt Cafe, Stepney City Farm and Mousetaills. The eclectic George Tavern on Jubilee Street is recommended for drinks and occasional music events, while the





## Jamaica Street, E1

Approx. Gross Internal Area 1298 Sq Ft - 120.58 Sq M

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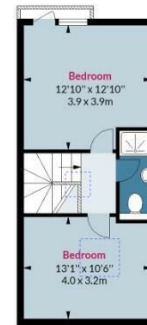
**Ground Floor**

Floor Area 506 Sq Ft - 47.01 Sq M



**First Floor**

Floor Area 396 Sq Ft - 36.79 Sq M



**Second Floor**

Floor Area 396 Sq Ft - 36.79 Sq M



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

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