







\*Short Let 3-6 Months\* A fantastic opportunity to reside within a wonderful one bedroom modern apartment in the highly sought-after and awardwinning St. Clements development in Bow.



- Short Let of 3-6 Months
- · One Bedroom Modern Apartment
- Open-Plan Concept Living/Kltchen Area
  Private Balcony
- 549 Sq/Ft of Living Space
- · Bow Road, Mile End & Bow Church Stations Close By

Furnished

Available Now!

Featuring a lavishly sized open-plan living and dining area which is flooded with natural light and complemented by sleek finishes and contemporary decor, the fully fitted kitchen offers high-quality appliances, ample storage and chic countertops.

Further comprising of a spacious double bedroom, a wellappointed bathroom, a large hallway storage cupboard and a private balcony, this excellent property offers a perfect blend of modern design, tranquil surroundings and urban convenience.

Access to landscaped gardens, secure entry systems and on-site bicycle storage enhance your living experience.

Conveniently located, St. Clements offers a multitude of transport links including Mile End, Bow Road and Bow Church stations, as well as proximity to the vibrant offerings of Roman Road Market, Mile End/Victoria Park and Canary Wharf.

EPC Rating B Council Tax Band C









## **Guardian Apartments**

Approx. Gross Internal Area 51.1 Sq M (549.8 Sq Ft)





## Second Floor

Approx. 51.1 sq. metres (549.8 sq. feet)



Measurements are approximate and for illustration purposes only. While we do not doubt the accuracy and completeness, we advise you conduct a careful independent assessment of the property to determine monetary value.

IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

## BUTLER STAG

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