



FORD & PARTNERS

ESTATE AGENTS



11 Jacobs Court, 19a Plumbers Row, London, E1 1AE

Ford & Partners are pleased to present this spacious 2-bedroom, 2-bathroom apartment located on the second floor of a modern building in Aldgate East.

The area is vibrant, featuring numerous restaurants and excellent transport links, with Aldgate East and Whitechapel stations just a 5-minute walk away, and Aldgate and Shadwell stations within 10 minutes. A Tesco Metro is conveniently located just a block away.

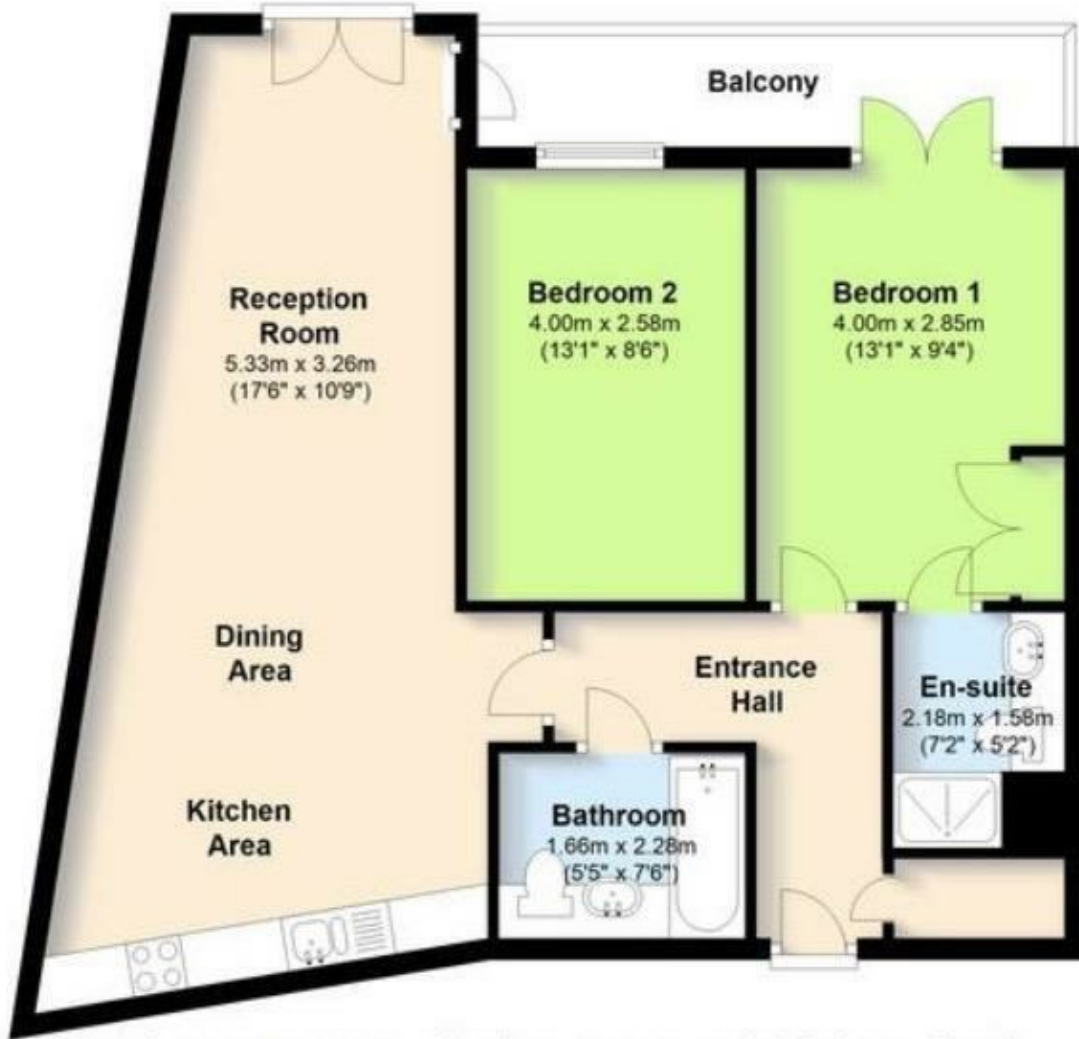
Inside, the flat includes 2 double bedrooms; the principal bedroom features fitted wardrobes, balcony access, and an ensuite. An additional large bathroom, open-plan kitchen/living area with built-in appliances and balcony access makes for comfortable living. Additional features include underfloor heating, double glazing, lift access, and an intercom system.

- **Two-bedroom Modern Apartment**
- **Private Balcony**
- **Underfloor Heating**
- **Double Glazing**
- **Open-plan Kitchen/Living Room**
- **Building Lift Access**
- **Ensuite Bathroom**
- **Integrated Appliances**
- **Aldgate & Whitechapel Stations Close By**
- **Available From 7th October**

£3,000 Per month

Floor Plan

Approx. 67.1 sq. metres (722.8 sq. feet)



Total area: approx. 67.1 sq. metres (722.8 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floorplan shown, all measurements, positioning, fixtures, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any error, omission, miss-statement or use of data shown.

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	83	83

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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