









## 69 Barking Road, London, E16 4HB

£300,000

Canning Town Station is just a five-minute walk from this bright and spacious flat in Dick Turpin House.

The property features high ceilings, floor-to-ceiling windows, and two double bedrooms. The open-plan lounge and dining area create a modern living space while maintaining the building's period character.

The location offers excellent transport links via the Jubilee Line and DLR, with Canary Wharf (Elizabeth Line) only one stop away.

The area includes Rathbone Market, Hallsville Quarter's cafés and restaurants, and nearby supermarkets like LIDL, Co-Op, and Morrisons. Two gyms are also within walking distance. Drivers benefit from easy access to the A13, A406, A12, M25, and M11, with council street parking permits available.

The flat comes with no onward chain, low service charges, affordable ground rent, and a good lease.

Ideal for commuting professionals, first-time buyers, or investors.

Contact Barrain London Estate Agents to arrange your private viewing today.

## Description

## Situation



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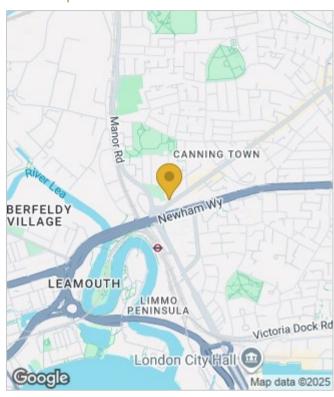
Council Tax Band: C

Available:

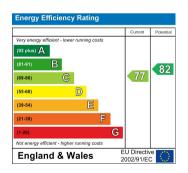
#### Floor Plans

# **BEDROOM** 7'1" x 13'4" LIVING/DINING ROOM PRIMARY BEDROOM 2.15 x 4.05 m 12'10" x 16'1" 8'1" x 16'9" 3.91 x 4.91 m 2.47 x 5.10 m HALL 4" x 8'8' 2.64 KITCHEN ENTRY 3'0" x 3'2" $0.92 \times 0.96$ GROSS INTERNAL AREA TOTAL: 59 m<sup>2</sup>/637 sq.ft

#### Area Map



### **Energy Performance Graph**



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