



Ferron Road, E5 8DN

£450,000

Leasehold

Castles

Ferron Road, E5 8DN

This delightful apartment set within this small purpose built block has been restored to an exquisite standard throughout and offers beautifully proportioned accommodation measuring 764.56 sqft (71.03 sqm). Arranged over part of the first floor, benefiting of an abundance of natural light and composed of an inviting reception hall, a striking fitted kitchen with integrated appliances, a charming living/entertaining space with direct access to a private balcony, three double bedrooms, a stylish bathroom room and a separate W.C. Enviably located in a family-friendly and residential area, this property is in short walking distance from Lower Clapton Road and Mare St with an array of trendy coffee shops, restaurants and bars, the open green spaces of Millfields Park and Hackney Downs and a host of transport links providing swift access into the city and West End.

EPC Rating: C
Current: 71 Potential: 82
Lease: tbc
Service Charge: £ tbc
Ground Rent: £ tbc
Council Tax: C
EPC: C

£450,000 Leasehold

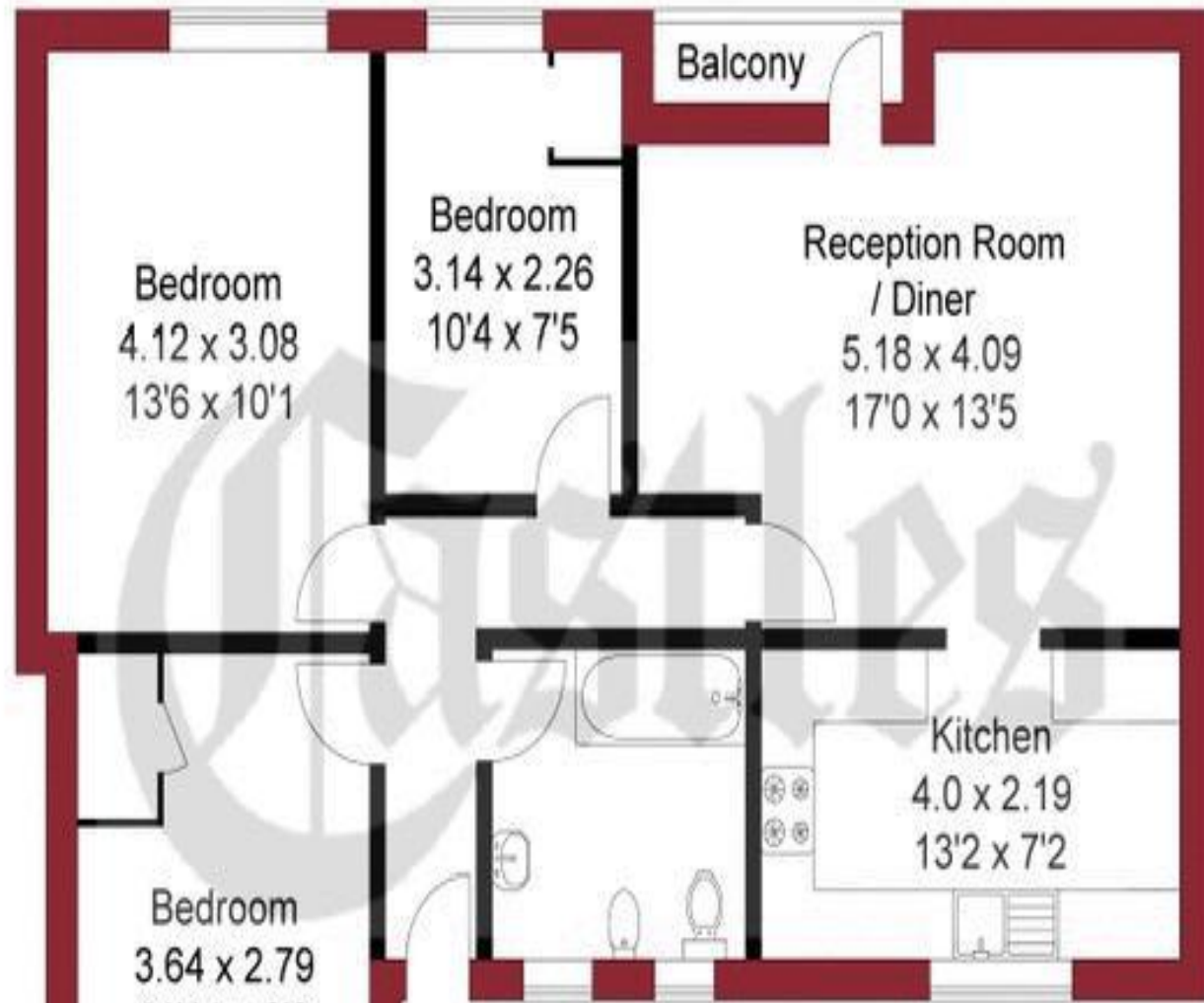
Castles

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APPROXIMATE GROSS INTERNAL AREA 71.03 sqm / 764.56 sqft



FIRST FLOOR

THIS PLAN IS FOR ILLUSTRATION ONLY AND MAY NOT BE REPRESENTATIVE OF THE PROPERTY

An overview of Hackney

Lower Clapton

A socially diverse and vibrantly multicultural area bounded by the open green spaces of Hackney Downs to the West, Lea Valley park to the East and the conservation area of Clapton ponds to the North. The area boasts an array of period properties combined with modern apartment buildings.

With its diverse independent retailers in Chatsworth Road and the 'ever popular' high street shopping facilities of Mare Street, accompanied with local schools and transport facilities ensures that Lower Clapton remains a desirable area to reside.

Transport

The area is served well through a network of local bus routes and train services. (Hackney Downs Main Line Station into Liverpool Street and Homerton & Hackney Central Stations on the North London Line

Shopping And Leisure

A diverse selection of shops, restaurants, bars and cafés accompanied by an array of local heritage sites, theatres and recreational facilities can be sourced locally.

Directions

If you are visiting the office by car you will find parking in the side roads off Lower Clapton Road or pay & Display directly outside our office in Median Road. (Turn into Powerscroft Road(one-way) and right again into Median Road).

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