



GRAND REGENT TOWER, BETHNAL GREEN, 2 CADMIUM SQUARE E2

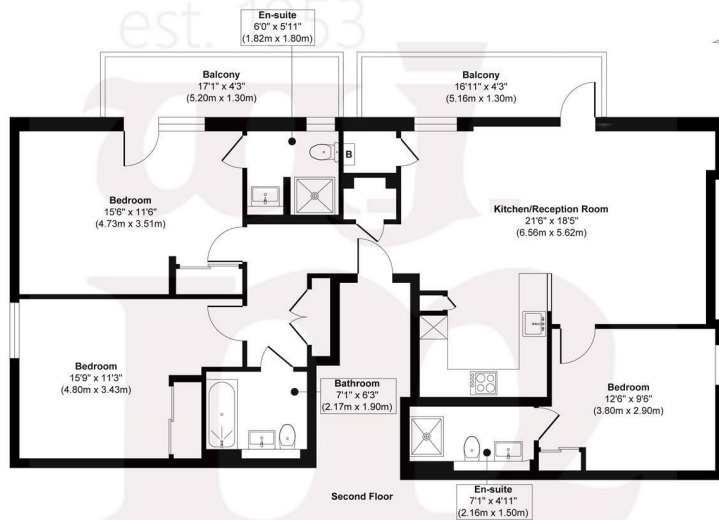
£699,000

- Concierge
- BSA landlord certificate
- High specification interiors
- Two balconies
- Remediation works set to be completed by june 2025
- Larger than average lateral accomodation

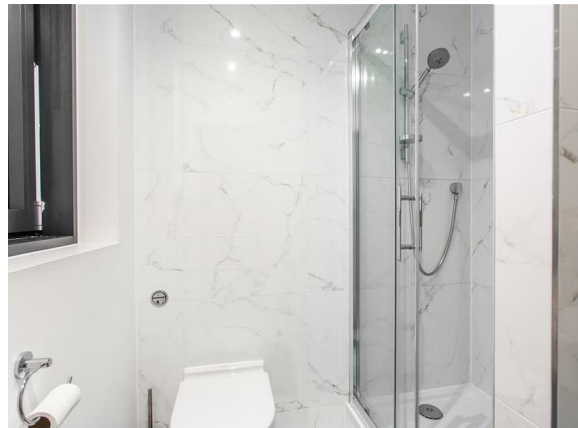
wj.
meade



Grand Regent Tower



Approx. Gross Internal Floor Area 1054 sq. ft / 97.92 sq. m
Illustration for identification purposes only. Measurements are approximate, not to scale.
Produced by Elements Property



WJ Meade are pleased to present this 1054sq ft three double bedroom second floor apartment which spans the width of the building providing aspects to the North, South and West. Arranged with an open plan fitted kitchen to reception, two private balconies and three marble tiled bathrooms (two en suites). This luxury development is set alongside the Regents Canal, between Meath Gardens and Mile End Park, with great access to Victoria Park, the amenities of Roman Road as well as the transport links of Mile End and Bethnal Green.

All sizes are approximate. The Agent has not tested any apparatus, equipment, fixtures and fittings, or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their Solicitors or Surveyor. Photographs are for illustration purposes only and may depict items, which are not for sale or included in the sale price. References to tenure of a property are based upon information supplied by the vendor. The agent has not had sight of the title documents, a buyer is advised to obtain verification from their solicitor. Money Laundering Regulations 2003: Intending purchasers will be asked to produce identification, documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

These particulars are intended to give a fair description of the property only and are in no way guaranteed, nor do of any contract. They are issued on the express condition that all negotiations are conducted through WJ. Meade Estate Agents. All subject to contract and to being unsold.

Service charge £n/a
Ground rent £n/a
Reserve fund £n/a
n/a years lease
Council tax band E
Current EPC Rating 82

