



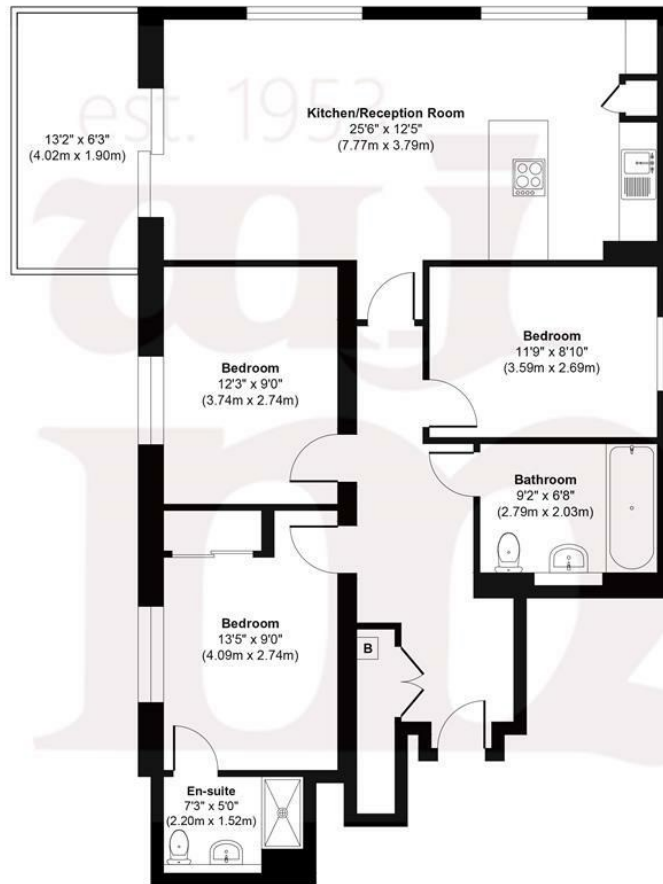
WILLIAM WHIFFIN SQUARE, E3

£545,000 L/H

- Chain Free
- Two Bathrooms
- Secure Underground Parking
- Three Double Bedrooms
- Recently Redecorated
- EWS1 - A2 Rating

wj.
meade

Cowden House



Second Floor
Approximate Floor Area
944 sq. ft
(87.76 sq. m)

Approx. Gross Internal Floor Area 944 sq. ft / 87.76 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property



WJ Meade are pleased to present this second floor three bedroom apartment covering 944 sq ft with an additional south facing balcony. Arranged with an open plan fitted kitchen to reception, providing a bright and spacious social space. Situated as part of a modern development by Telford Homes, well positioned for Mile End underground, Tower Hamlets Cemetery Park Nature Reserve, Mile End Park and a good selection of local shops and amenities.

Service charge £2,412.20 p.a.

Ground rent £250

Unexpired lease 237 years

Council tax band E

Current EPC Rating B



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.