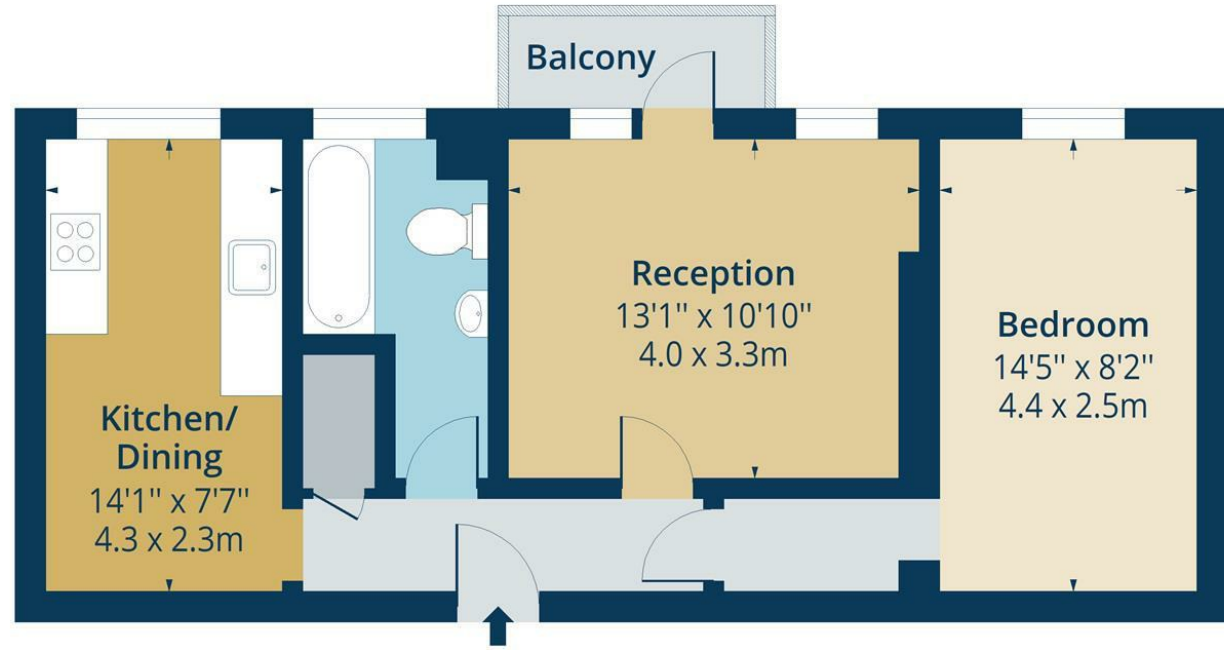


## Lea View House, E5

Approx. Gross Internal Area 533 Sq Ft - 49.52 Sq M  
Approx. Gross Balcony Area 24 Sq Ft - 2.23 Sq M

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### Fourth Floor

Floor Area 533 Sq Ft - 49.52 Sq M



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

lpaplus.com

Date: 21/12/2023

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.



While we endeavor to make our sales details accurate and reliable, if there is any point which is of particular importance to you, please contact the office and we will be pleased to confirm the position for you. Particularly if contemplating traveling some distance to view the property. All room sizes have been measured with an electronic sonic tape, the accuracy of which cannot be guaranteed. You are advised to make your own checks before contemplating a purchase, especially if an exact measurement is of particular importance to you.

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## Springfield, E5



**£1,600**

A bright and airy one bedroom flat set on the fourth floor of this purpose built block. Internally the flat offers bright and spacious living accommodation and is in excellent condition. The flat features a small balcony and is located directly opposite Springfield Park and within walking distance of transport links and shops. Offered part furnished

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- ONE BEDROOM
- PRIVATE BALCONY

• OPPOSITE SPRINGFIELD PARK

