



Minerva Street, , London, E2 9EH

- Generous 444 sq ft studio apartment
- Elegant resin flooring throughout
- Moments from Brick Lane, Columbia Road & Spitalfields
- Bright interior with floor-to-ceiling windows
- Freestanding bathtub and separate walk-in shower
- Centrally Located

£440,000



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DESCRIPTION

This impeccably designed studio combines generous proportions with standout style. Stretching across 444 sq ft, it showcases sleek polished resin floors and floor-to-ceiling windows that fill the open-plan living space with an abundance of natural light, creating an effortlessly bright and inviting atmosphere.

The bathroom is a showstopper, featuring a luxurious freestanding bathtub for long, relaxing soaks, alongside a separate walk-in shower fitted with modern, high-end fixtures. A full-height glass door opens onto a private terrace — a rare luxury in Shoreditch — perfect for morning coffees or evening cocktails under the city lights.

Tucked away on a quiet residential street, Minerva Street places you right in the heart of Shoreditch's buzzing creative quarter. Step outside to discover artisan coffee houses, buzzing cocktail bars, acclaimed restaurants, and cutting-edge art galleries. Weekend favourites like Columbia Road Flower Market and Spitalfields Market are just a short stroll away, while Shoreditch High Street Overground and Liverpool Street station ensure effortless access across London and beyond.





Minerva Street

Approximate Gross Internal Area = 444 sq ft / 41.3 sq m



This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.

Viewings

Please contact shoreditch@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	82	82
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

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