



Wilmot Street, London, , E2 0BU £600,000

GUIDE PRICE £600,000 - £625,000 Elms Estates are pleased to offer to the market For Sale this Amazing Three Bedroom Apartment located within this Beautiful Victorian Building.

The property is situated just off Bethnal Green Road on a quiet residential street, in a period mansion block, overlooking the green space of Weavers Fields. Both Bethnal Green underground station and Bethnal Green overground station are a 5 minute walk and there are numerous buses into London within a 2 minute walk. The Elizabeth Line is 10 minute walk. Brick Lane & Shoreditch High Street are close by with an abundance of cafes, restaurants and shops. The area is very well serviced with superb local amenities, schools, day care facilities, gyms and there is a thriving local community.

Internally the property is bright and spacious throughout benefiting from a large open plan reception room and modern fitted kitchen. The property boasts three bedrooms as well as a contemporary bathroom.

Wilmot Street is offered to the market on a CHAIN FREE basis and really is one to not be missed.

For more information or to arrange a viewing please do not hesitate to call in and speak with one of our Property Consultants.



Reception/Kitchen

23'5" x 12'9" (7.16 x 3.91)

Bedroom One

13'10" x 11'3" (4.22 x 3.45)

Bedroom Two

12'4" x 7'8" (3.76 x 2.36)

Bedroom Three

8'9" x 8'0" (2.69 x 2.44)

Bathroom

Material Information

Tenure: Leasehold

Length Of Lease: Approx 962 Years remaining

Annual Ground Rent: £5.00 Per year

Annual Service Charge: £2,567.16 Per Year

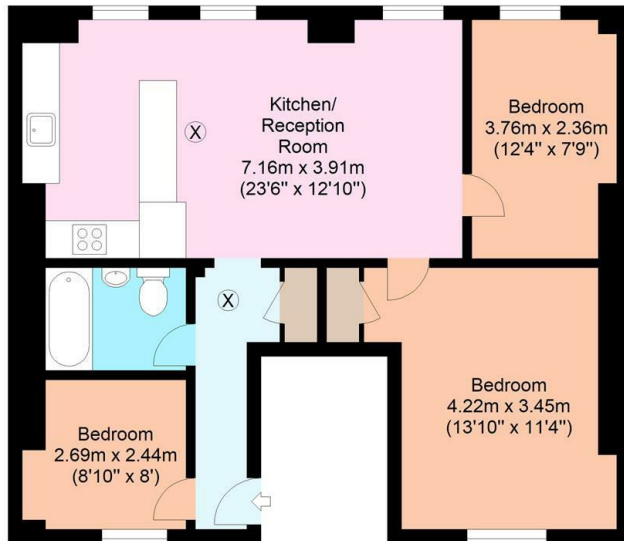
Council Tax Band: D



Wilmot Street, E2

Second Floor

Approx. 72.7 sq. meters (782.6 sq. feet)



⊗ - Smoke/ Heat Detectors

Total area: approx. 72.7 sq. meters (782.6 sq. feet)
For illustration purposes only - not to scale
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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92 plus+) A		(92 plus+) A	
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
69	82		
England & Wales	EU Directive 2002/91/EC	England & Wales	EU Directive 2002/91/EC