Dexters

London Property Professionals









# Kingsland Road, E2

## £700,000

Set within an attractive Grade II listed building moments from Regent's Canal, this split-level apartment combines period charm with contemporary living in one of East London's most popular locations.

Obtaining generous natural light from original sash windows, the impressive open-plan living and kitchen space provides a well proportioned setting for entertaining or relaxing, with high ceilings enhancing the sense of space throughout. Wood flooring and character create an inviting atmosphere while maintaining a clean, modern aesthetic.

Arranged over two levels, the property offers two generous double bedrooms alongside a stylish contemporary bathroom suite, creating a practical layout that feels both private and spacious. An additional feature is the substantial loft, offering exceptional storage.

Ideally positioned just moments from Haggerston Station and the Regent's Canal, the apartment enjoys immediate access to some of East London's best cafés, restaurants, independent shops and green spaces, with Shoreditch, London Fields and Broadway Market all within easy reach.

Further benefits include off-street residents parking, no onward chain, and a share of freehold, making this an exceptional opportunity for owner occupiers and investors alike.

### Features

Grade II Listed Building
Great Transport Links
Within Walking Distance To Regents Canal
Offered With No Onward Chain
Expansive Storage Space In The Loft

# Kingsland Road,
# London, E2




Dexters

Shoreditch
44 Great Eastern Street
London
EC2A 3EP

Sales
0207 483 6371

Energy Rating: . We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.

RICS Regulated Estate Agent and Letting Agent

dexters.co.uk