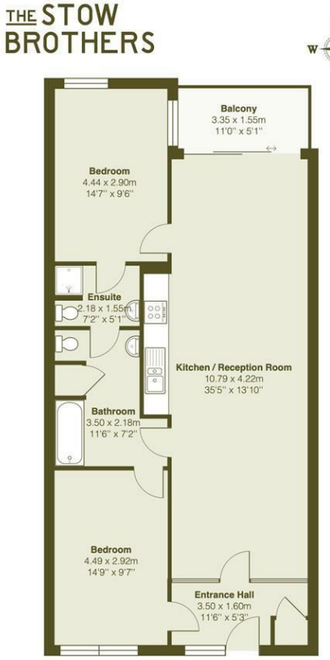
THE STOW BROTHERS



5th Floor

Total Area: 86.6 m² ... 932 ft² (excluding balcony)

All measurements are approximate and for display purposes only

Entrance Hall
11'5" x 5'2"

Kitchen/Reception Room
35'4" x 13'10"

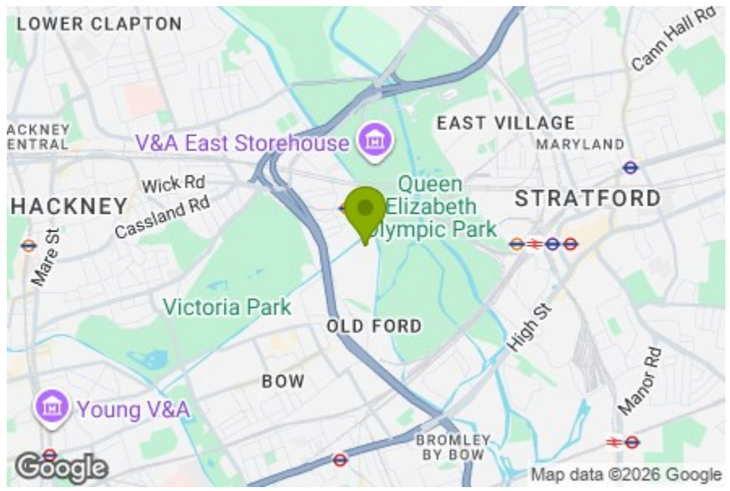
Bedroom
14'6" x 9'6"

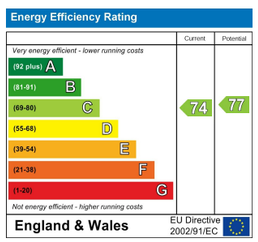
Ensuite
7'1" x 5'1"

Bathroom
11'5" x 7'1"

Bedroom
14'8" x 9'6"

Balcony
10'11" x 5'1"





E11, E7, E12 & E15
hello11@stowbrothers.com
0203 397 2222

E4 & N17
hello4@stowbrothers.com
0203 369 6444

E17 & E10
hello17@stowbrothers.com
0203 397 9797

E18 & IG8
hello18@stowbrothers.com
0203 369 1818

E8, E9, E5, N16, E3 & E2
hellohackney@stowbrothers.com
0208 520 3077

New Homes
newhomes@stowbrothers.com
0203 325 7227

Investment & Development
id@stowbrothers.com
0208 520 6220

Property Maintenance
propertymanagement@stowbrothers.com
0203 325 7228

STOWBROTHERS.COM
@STOWBROTHERS

THE STOW BROTHERS

SALES
LETTINGS
NEW HOMES
INVESTMENT & DEVELOPMENT



ROACH ROAD, HACKNEY WICK

Offers In Excess Of £525,000 Leasehold
2 Bed Flat

Features:

- Two Bedroom Two Bathroom Flat
- Secure Gated Development
- Excellent Location
- Close to Stratford and Hackney Wick Stations
- Over 900sqft
- Private Balcony Overlooking Canal

Set within the secure gated Omega Works development, this generously proportioned two bedroom, two bathroom apartment occupies the fifth floor, with a private balcony overlooking the canal. Right in the heart of Fish Island, with Hackney Wick and Stratford close by, you're surrounded by independent cafés, waterside restaurants and East London's creative spaces. There's also a great sense of community within the development, adding to its welcoming feel.

REQUEST A VIEWING
0208 520 3077















IF YOU LIVED HERE...

Step inside and you'll find a welcoming entrance hallway leading into an impressive open-plan kitchen and reception room, stretching over 35 feet in length. Warm wood flooring runs through the living space, while the kitchen features natural wood cabinetry, dark worktops and a breakfast bar. There's room for a dining table and generous seating area, with large windows bringing in natural light. Sliding doors open onto the private balcony, with views across the canal.

Both bedrooms are generously sized doubles, offering flexibility for furniture and storage. The main bedroom sits towards the rear of the apartment, with its own ensuite shower room, while the second bedroom is positioned near the entrance hallway. Both rooms feature wood flooring and neutral décor. A separate family bathroom, complete with a bathtub, adds practicality to the layout.

With approximately 932 square feet, the apartment offers a comfortable balance of open living space and well-proportioned bedrooms, all within a secure gated development.

WHAT ELSE?

- Hackney Wick is home to independent cafés, bars and restaurants. Local favourites include Crate Brewery, Barge East and the waterside restaurants around Fish Island.

- Victoria Park and the Queen Elizabeth Olympic Park are both within easy reach, offering green space, walking routes and places to spend a weekend outdoors.

- Hackney Wick Overground station is nearby, providing connections towards Stratford, while Stratford station offers access to the Central, Jubilee and Elizabeth lines, DLR and National Rail services.



WORD FROM THE EXPERT...

"I feel right at home living in Hackney, even though I am originally from Greece. You can be yourself, wear what you like and always feel welcome. The multicultural spirit shines through in the cafés, restaurants, shops and bars. From specialty coffee and Michelin star dining to parks and art galleries, Hackney has something for everyone. Weekends at Victoria Park or Broadway Market are full of community energy, great food and local makers. The marshes are ideal for dog walks, and nearby you can stop by the Princess of Wales for a Sunday roast, Here East for brunch or Crate Brewery for pizza and a local beer. Homes range from Victorian and Georgian houses to red brick local authority blocks and modern developments with shared roof terraces. I have truly found my place in Hackney, and it holds a special spot in my heart".

EVA BOUZAKI
HACKNEY BRANCH MANAGER

REQUEST A VIEWING
0208 520 3077

FOLLOW US ↬ @STOWBROTHERS
STOWBROTHERS.COM