

BUTLER & STAG

Berger Court, 15 Bolinder Way

London

Guide Price £425,000 - £450,000



Berger Court, London

- Two Bedroom Two Bathroom Apartment
- Waterside Development
- Private Balcony
- Boasting 845 Square Feet
- Open Plan Kitchen And Living Area
- Lift Access To All Levels
- Secure Bike Storage
- Landscaped Communal Gardens



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Presenting this impressive two-bedroom, two-bathroom apartment, set within a desirable waterside development and offering approximately 845 sq ft of well-designed contemporary accommodation.

The property opens into a welcoming entrance hall, leading through to a spacious open-plan kitchen and reception room. The kitchen is fitted with modern cabinetry and integrated appliances, while the reception area provides an excellent space for both everyday living and entertaining, with direct access to a private balcony overlooking the development.

There are two well-proportioned bedrooms, with the principal bedroom benefiting from a modern en-suite shower room. A separate family bathroom serves the second bedroom and guests.

Further benefits include lift access to all floors, secure bicycle storage and beautifully maintained communal gardens, providing an attractive outdoor space for residents to enjoy.

Within easy walking distance, the property is served by Bromley-by-Bow (District and Hammersmith & City) and Bow Church (DLR) stations offering quick and easy access to The City and Canary Wharf, along with many popular bus routes. Stratford station with access to forthcoming Crossrail network is only few minutes' walk.

Ideally positioned for access to a range of local amenities, transport links and the surrounding neighbourhood, this well-presented apartment offers generous accommodation, practical features and contemporary waterside living.

Council Tax band: D









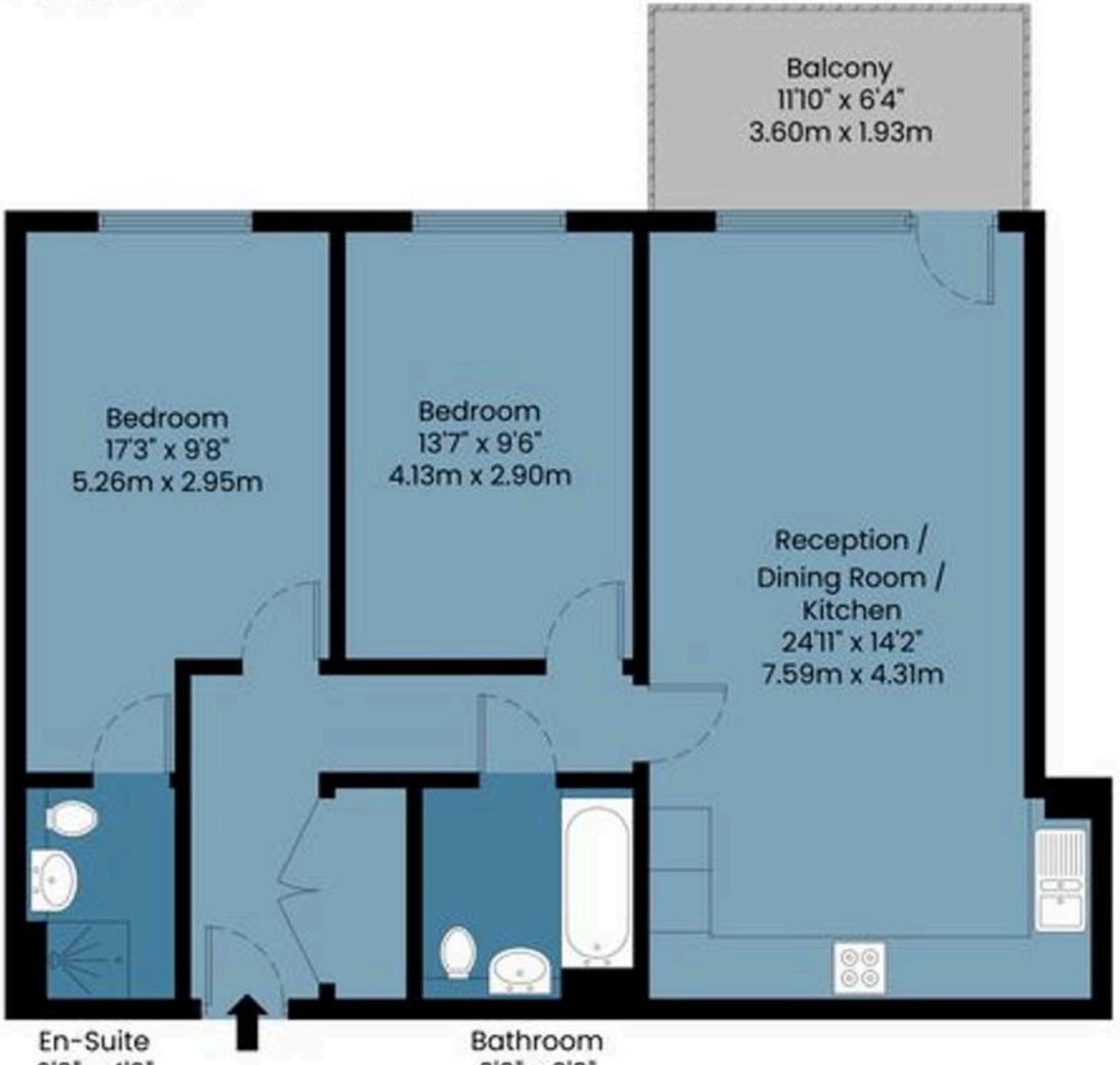




Berger Court, E3

Approx Gross Internal Area : 73.5 sq m / 791 sq ft

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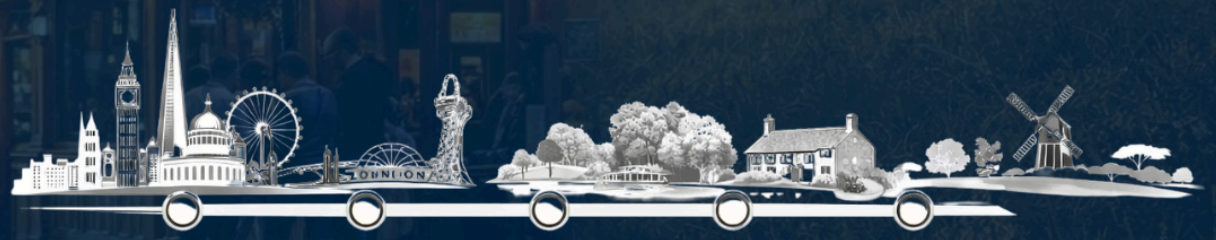
Sixth Floor

Measurements are approximate and for illustration purposes only. While we don not doubt the accuracy and completeness, we advise you conduct a careful independent assessment of the property to determine monetary value.
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