



66 Marlborough Avenue, London, E8 4JR

£690,000

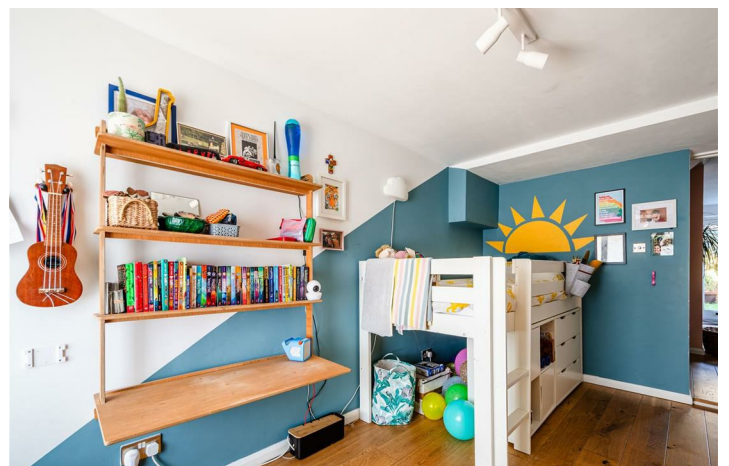
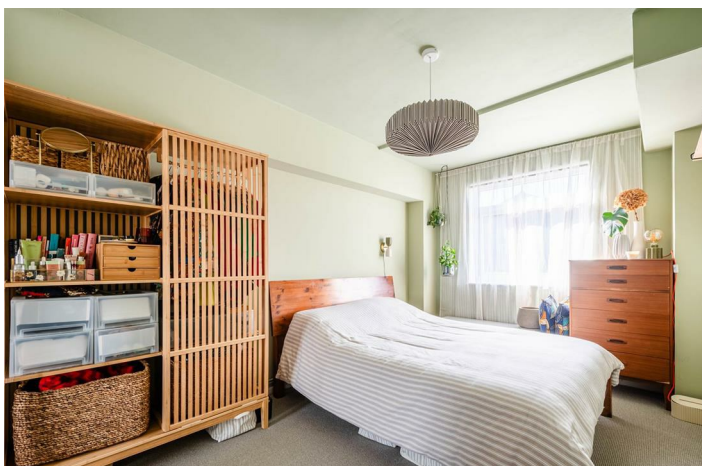
- 971sqft (90.2sqm) of living space spread over two floors.
- Large open-plan kitchen/diner.
- Three bedrooms.
- Moments from Broadway Market, Regent's Canal & London Fields.
- Excellently presented and generously proportioned.
- Spacious separate first floor reception room.
- Separate bathroom & W.C.
- An array of transport links.

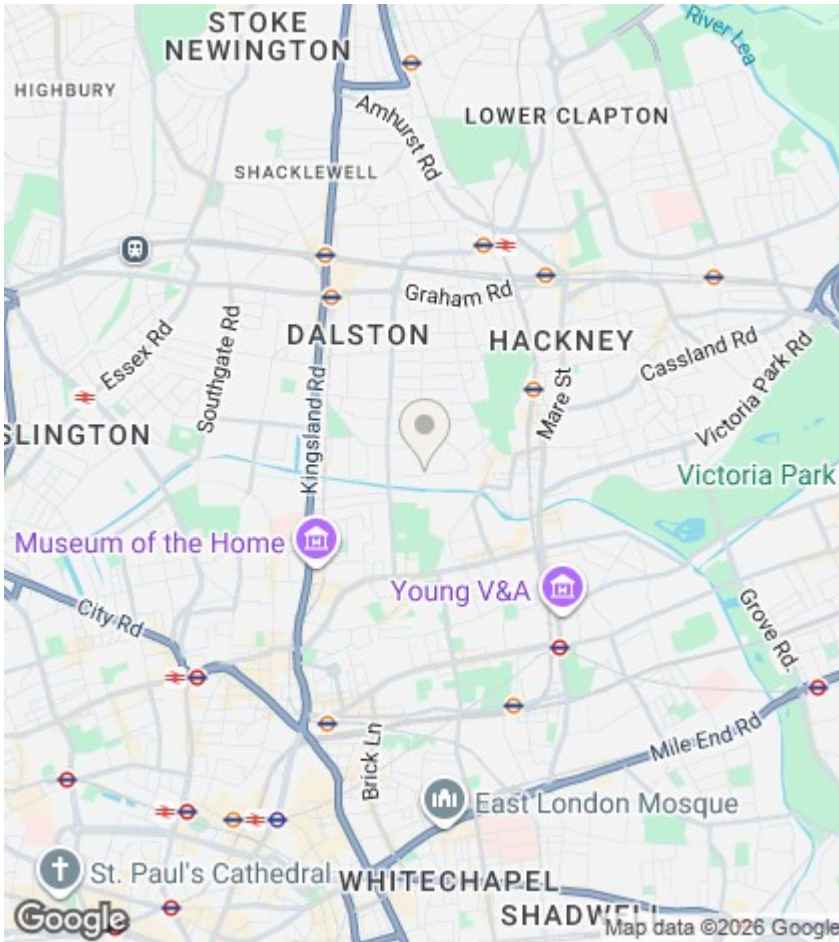
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Blakestanley are proud to offer to the market this excellently presented purpose built three bedroom maisonette with private garden. This split level property is bathed in natural light throughout and boasts a generous 971sqft (90.2sqm) of living space. The ground floor comprises a spacious open plan kitchen / diner, a double bedroom and a private garden. The reception room can be found on the first floor along with two further double bedrooms, a separate bathroom and WC. The property benefits from seamless decorative design, large newly replaced double-glazed windows, high ceilings and ample storage. Located on a quiet pedestrianised walkway the property is moments away from the cafés, bars and restaurants of Broadway Market, Regent's Canal and the open green space of London Fields. An array of transport links put the City and beyond within easy reach.



Council Tax Band: C





Directions

Viewings

Viewings by arrangement only. Call 020 7254 7554 to make an appointment.

EPC Rating:

C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		70	74
(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	

