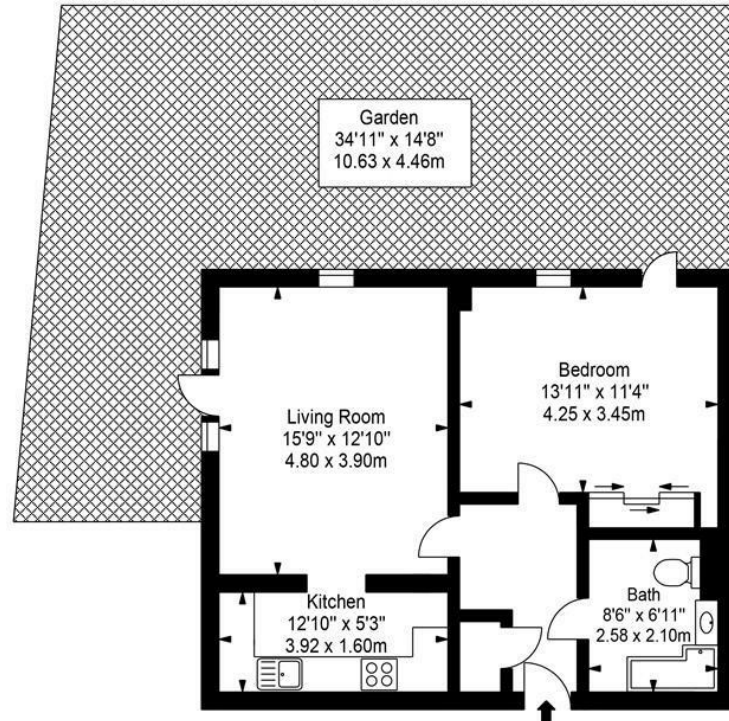


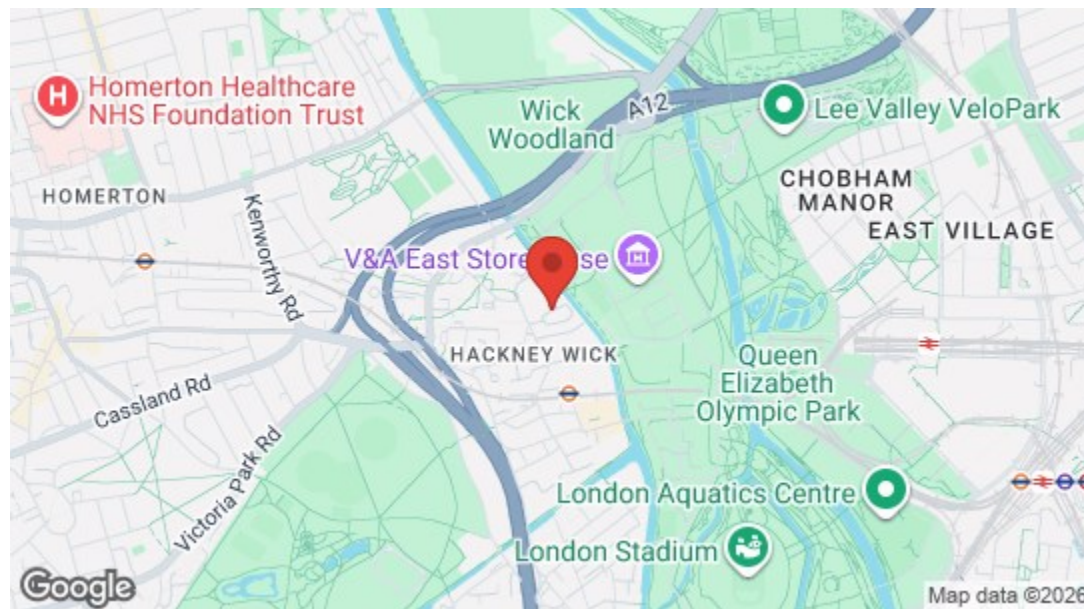
Lea Bank Square, E9

Approximate Gross Internal Area :-  
Ground Floor :- 58.65 sq m / 631 sq ft



Ground Floor

Illustration for identification purposes only, measurements are approximate, not to scale.  
floor plan by: [www.creativeplanetik.com](http://www.creativeplanetik.com)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		73	80
EU Directive 2002/91/EC			

# THE STOW BROTHERS

EST 2014

SALES/LETTINGS/NEW HOMES/MANAGEMENT



Leabank Square, Hackney  
£2,100 Per Calendar Month  
1 bed, Flat



→ E17 Office  
236 Hoe Street  
E17 3AY  
0203 397 9797  
hello17@stowbrothers.com

→ E11 Office  
117a High Street  
E11 2RL  
0203 397 2222  
hello11@stowbrothers.com

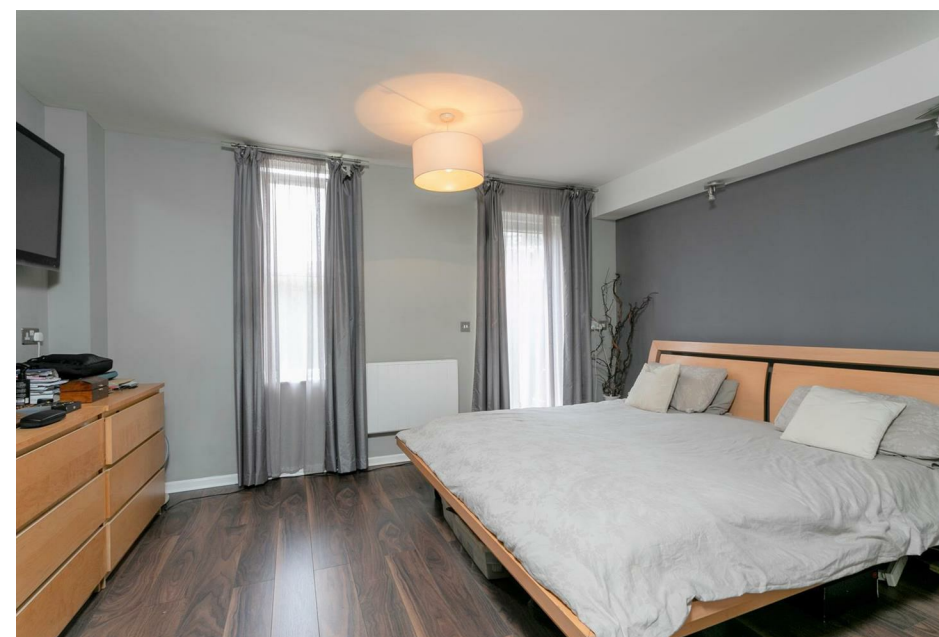
→ E4 Office  
1 Bank Buildings,  
The Avenue, E4 9LE  
0203 369 6444  
hello4@stowbrothers.com

stowbrothers.com  
f @stowbrothers



## Features

- Beautifully Presented
- Private Garden
- Private Parking
- Close To Local Amenities
- Double Glazing
- Council Tax Band C



Beautifully presented one bedroom apartment with private garden. The property boasts private parking behind gated car park, large reception area, modern kitchen and a tiled bathroom.



### WHAT ELSE?

- You're surrounded by superb wine and dining options here, but be sure to check out Barge East, just a short walk away, a floating fine dining experience all the way from the Netherlands.
- The Queen Elizabeth Olympic Park is just a short stroll from your front door, across the canal. Here you not only have endless acres of open green space, great for runners and joggers alike, but some superb post-2012 facilities and landmarks.
- The gargantuan Westfield shopping centre is just moments from the platforms at Stratford station, or alternatively a leisurely walk across the Olympic Park.





➤ IF YOU LIVED HERE...

You'll be enjoying stylish, characterful design & decor throughout, your capacious almost 200 square foot living room is pristinely finished, with dark wood effect flooring and immaculate walls. It's all awash with natural light thanks to the patio doors leading out on to your private garden its leafy green views making it the perfect spot for a morning coffee or evening glass of wine.

Elsewhere, your kitchen's handsomely decked out with fitted cabinets, granite effect worktops and a full complement of under-counter integrated appliances. Your bedroom's a smart double of 150 square feet, with more wood effect floors and fitted. Finally your bathroom's flawlessly finished in tub-to-ceiling metro tiling and an oversized rainfall shower.

