



## CONSTANTINE COURT, FAIRCLOUGH STREET, E1

£2,600 PCM

\* VIRTUAL TOUR AVAILABLE \* Goldman Greg are delighted to offer this rarely available two double bedroom split level mezzanine apartment located on Fairclough Street in Whitechapel.

This apartment benefits from an open plan kitchen and living room which can be overlooked from the mezzanine bedroom above, an additional bedroom is located on the ground floor with direct access to a private balcony, a modern bathroom and high ceilings and exposed brickwork throughout.

Fairclough Street is located within easy reach to a number of stations including Aldgate and Aldgate East, Whitechapel, Shadwell and London Fenchurch Street making this a perfect apartment for commuters who need to travel in and out of the City easily.

Early viewings are highly recommended of this unique property!



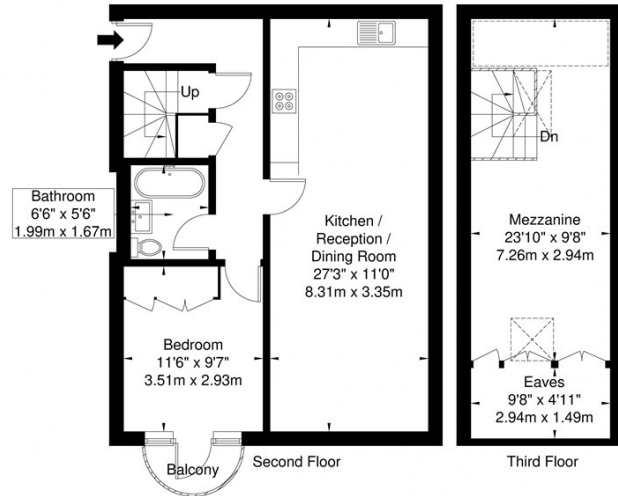
Goldman Greg

# Constantine Court, Fairclough Street, E1 1PW

Approx. Gross Internal Area = 82.3 sq m / 886 sq ft



= Reduced headroom below 1.5m / 5'0"



Ref

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**BLEU  
PLAN**

The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.  
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			76
(55-68) D	63		
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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