



Flat 21, 11 Queensbridge Road, London, E2 8NP

£475,000

- Well-presented Georgian conversion.
- Open plan reception / kitchen / diner.
- Communal gardens.
- Broadway Market and Columbia Road.
- An array of transport links.
- Generously proportioned throughout.
- Double bedroom and four piece bathroom suite.
- Shoreditch and the City in walking distance.
- Surrounded by the open space of various parks.
- Offered to the market chain free.

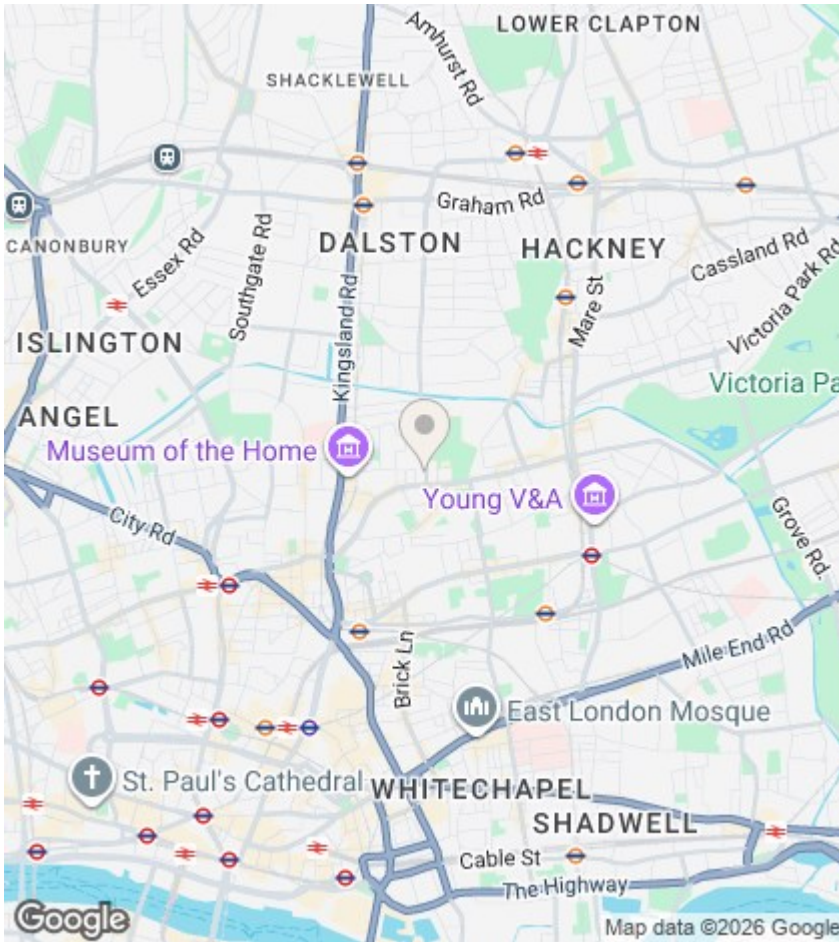
11 Queensbridge Road, London E2 8NP

Set on the raised ground floor of a charming Georgian conversion is this well-presented and generously proportioned one bedroom flat. The property comprises a spacious and bright open plan reception/kitchen/diner, a generous double bedroom and four piece bathroom suite. It also benefits from communal gardens to the rear of the building. The property is excellently positioned for easy access to Shoreditch and the City whilst the vibrant life of Broadway Market and Columbia Road is in walking distance. London Fields, Haggerston Park and Victoria Park are moments away, as are the transport links of Bethnal Green, Liverpool Street and Hoxton. Offered to the market chain free.



Council Tax Band: C





Directions

Viewings

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

EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			79
(55-68) D		65	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

