



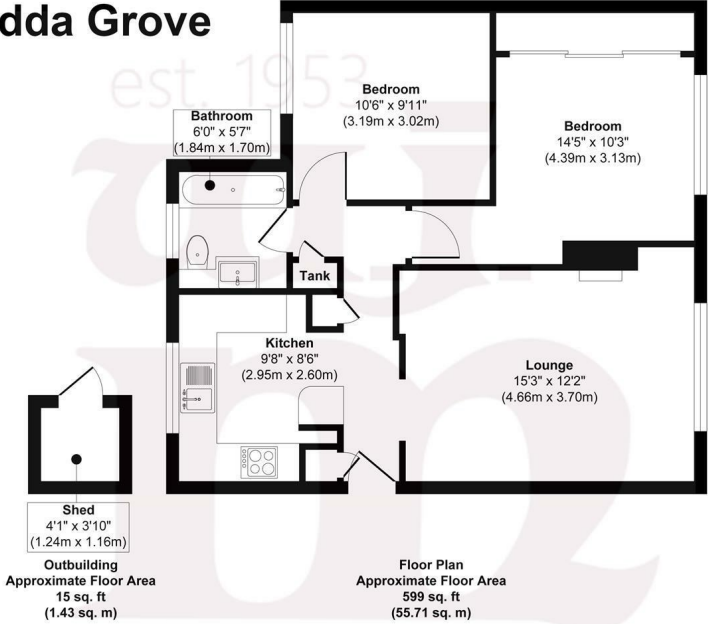
RHONDDA GROVE, E3

£500,000 SOF/H

- Communal garden
- Resident permit parking
- Nearby Victoria Park
- Share of freehold
- Highly coveted location
- Chain free

wj.
meade

Rhondda Grove



Approx. Gross Internal Floor Area 614 sq. ft / 57.14 sq. m
Illustration for identification purposes only, measurements are approximate, not to scale.
Produced by Elements Property



WJ Meade are delighted to present this ground floor, two double bedroom flat, part of a small block of just three properties all with a share of freehold. Configured with a modern fitted kitchen, separate reception room and contemporary bathroom suite. To the rear there is a sizable shared garden and outside storage. Situated on a beautiful tree-lined street of mostly Georgian houses, within the Tredegar Square Conservation Area, close to the excellent transport hub of Mile End underground station with a collection of shops, bars and independent eateries all nearby.

All sizes are approximate. The Agent has not tested any apparatus, equipment, fixtures and fittings, or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their Solicitors or Surveyor. Photographs are for illustration purposes only and may depict items, which are not for sale or included in the sale price. References to tenure of a property are based upon information supplied by the vendor. The agent has not had sight of the title documents, a buyer is advised to obtain verification from their solicitor. Money Laundering Regulations 2003: Intending purchasers will be asked to produce identification, documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

These particulars are intended to give a fair description of the property only and are in no way guaranteed, nor do of any contract. They are issued on the express condition that all negotiations are conducted through W.J. Meade Estate Agents. All subject to contract and to being unsold.

Service charge £650
Ground rent £0
957 years lease
Council tax band D
Current EPC Rating 41
Tenure: Leasehold - Share of Freehold

