



Ansell House, Mile End Road, Whitechapel, E1 4UX

£399,000

A large 3 double bedroom fifth floor flat for sale within this well maintained residential block of flats located on the Mile End Road E1.

Comprising reception room with access to balcony looking towards Canary Wharf, separate kitchen / diner, 3 double bedrooms, bathroom with separate wc.

Short walk to Whitechapel, Bethnal Green and Stepney Green tube stations, opposite Sainsbury's supermarket, with a host of local shops, cafes, pubs and market stalls on your doorstep, short walk into the City.

GROUND RENT £10 PA / SERVICE CHARGE £4898.12 PA (INCLUDES BOILER FUEL) / LEASE 81 YEARS *the ground rent, service charge & lease have been provided by the property owner and your solicitor will need to confirm these details should you wish to purchase the property.

- 3 Double Bedrooms
- Separate kitchen / diner
- Walk to shops and supermarkets
- Walk to local shops, pubs & cafes
- Wooded flooring
- Bathroom & separate wc
- Walk to 3 tube stations
- Balcony

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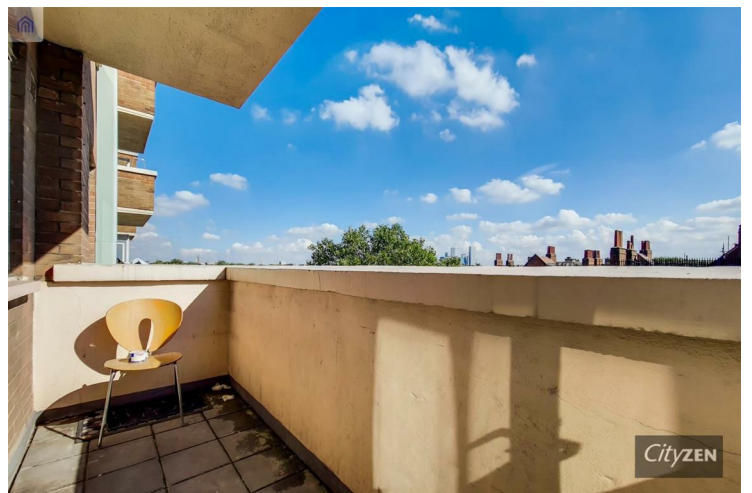
ANSELL HOUSE



VIEW FROM BALCONY



KITCHEN DINER



BALCONY



RECEPTION ROOM



BEDROOM 2

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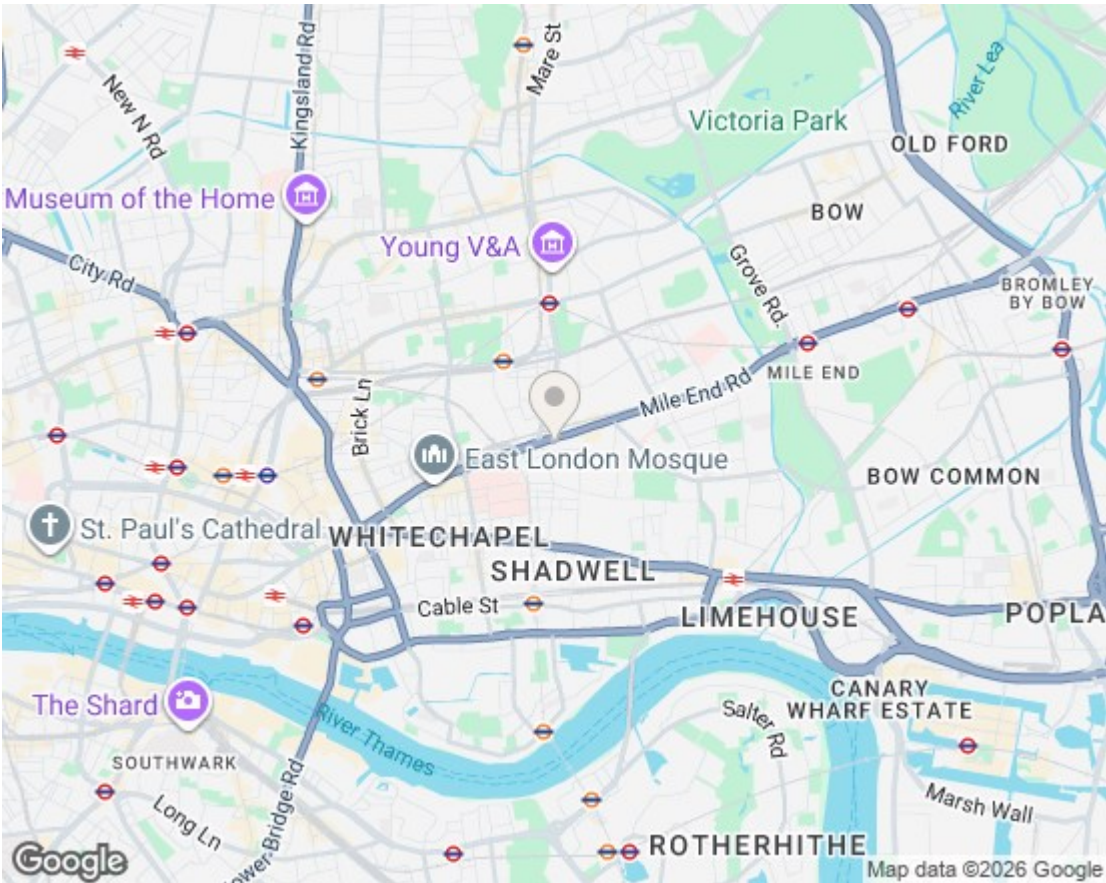
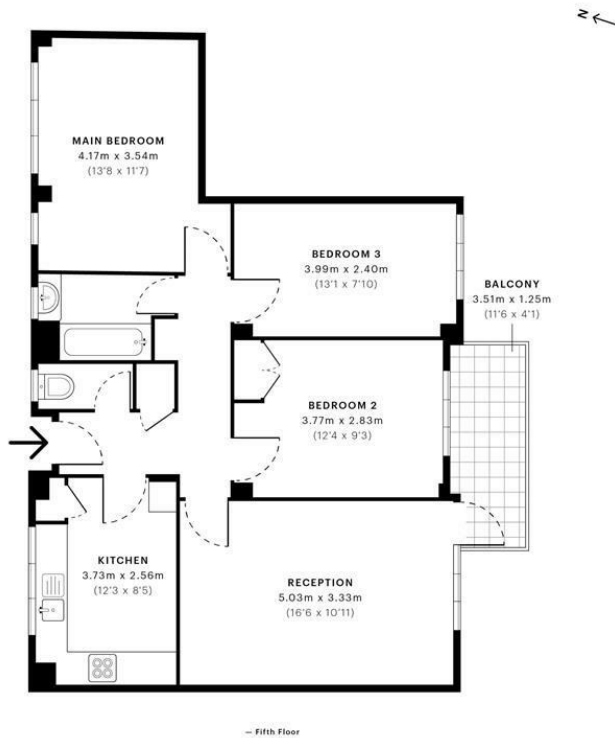
BEDROOM 3



BEDROOM 1



BATHROOM



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	77	78
(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		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.