



Bight Court, Bow, E3
London

Guide Price **£475,000**



Bight Court, Bow, E3

London

A beautifully presented two-bedroom, two-bathroom apartment set within a sought-after development in the heart of Bow, offering modern living with generous proportions and an abundance of natural light throughout.

- Private Balcony
- Lift Access
- Easy Access To Canary Wharf & The City
- Two Bathrooms
- Two Double Bedrooms
- Ample Storage Throughout
- Beautifully Well Presented
- Close To Mile End Station
- EWS1 Compliant



Guide Price - £475,000 to £500,000

This spacious home features a well-appointed open-plan living and dining area, seamlessly connected to a private balcony overlooking the tranquil communal gardens—Being on the second floor, the balcony gets afternoon sun -- perfect for relaxing or entertaining. The contemporary kitchen is fully fitted with integrated appliances and ample worktop space, ideal for both everyday living and hosting.

Both bedrooms are generously sized doubles, with the principal bedroom benefiting from a stylish en-suite bathroom. A second modern family bathroom serves the rest of the property, finished to a high standard. The apartment further benefits from excellent storage solutions throughout and excellent built-in storage including a dedicated utility/storage cupboard ensuring a clutter-free living environment.

Residents enjoy access to well-maintained communal gardens, adding a peaceful green retreat within the development.

Ideally located, the property is just a short distance from Mile End Station, offering excellent transport links across London via the Central, District, and Hammersmith & City lines. The open green spaces of Mile End Park and the popular Bow Green are also nearby, as well as only being a short walk away from the beautiful Victoria Park providing the perfect balance of city living and outdoor leisure.

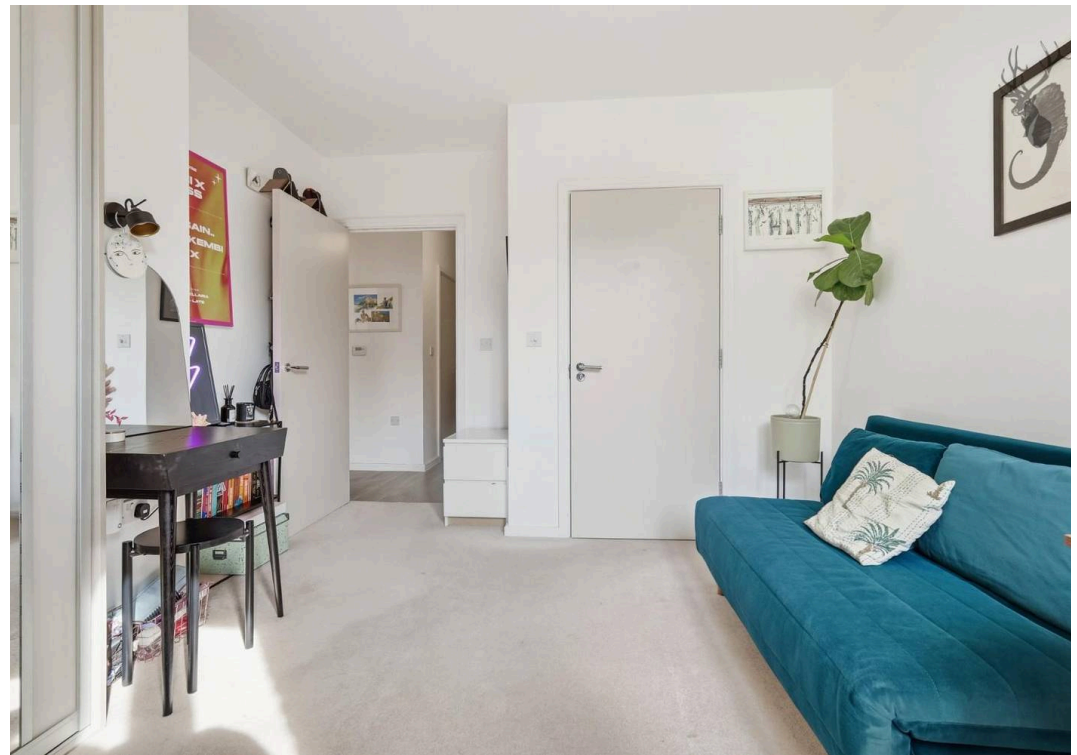
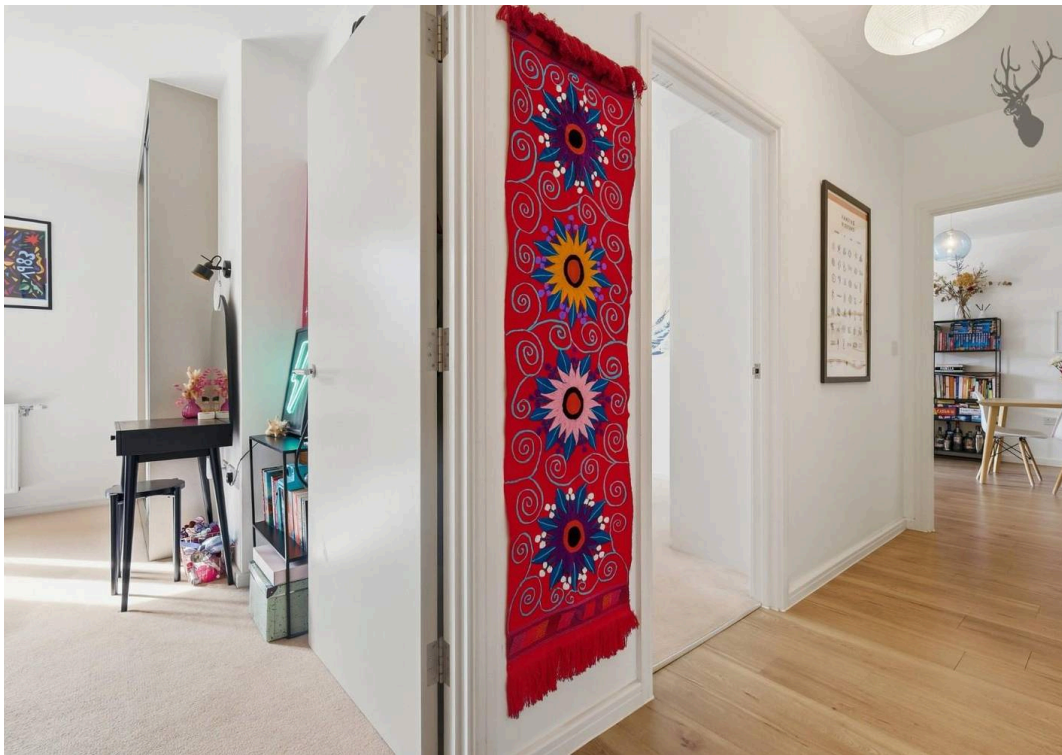
Council Tax band: D

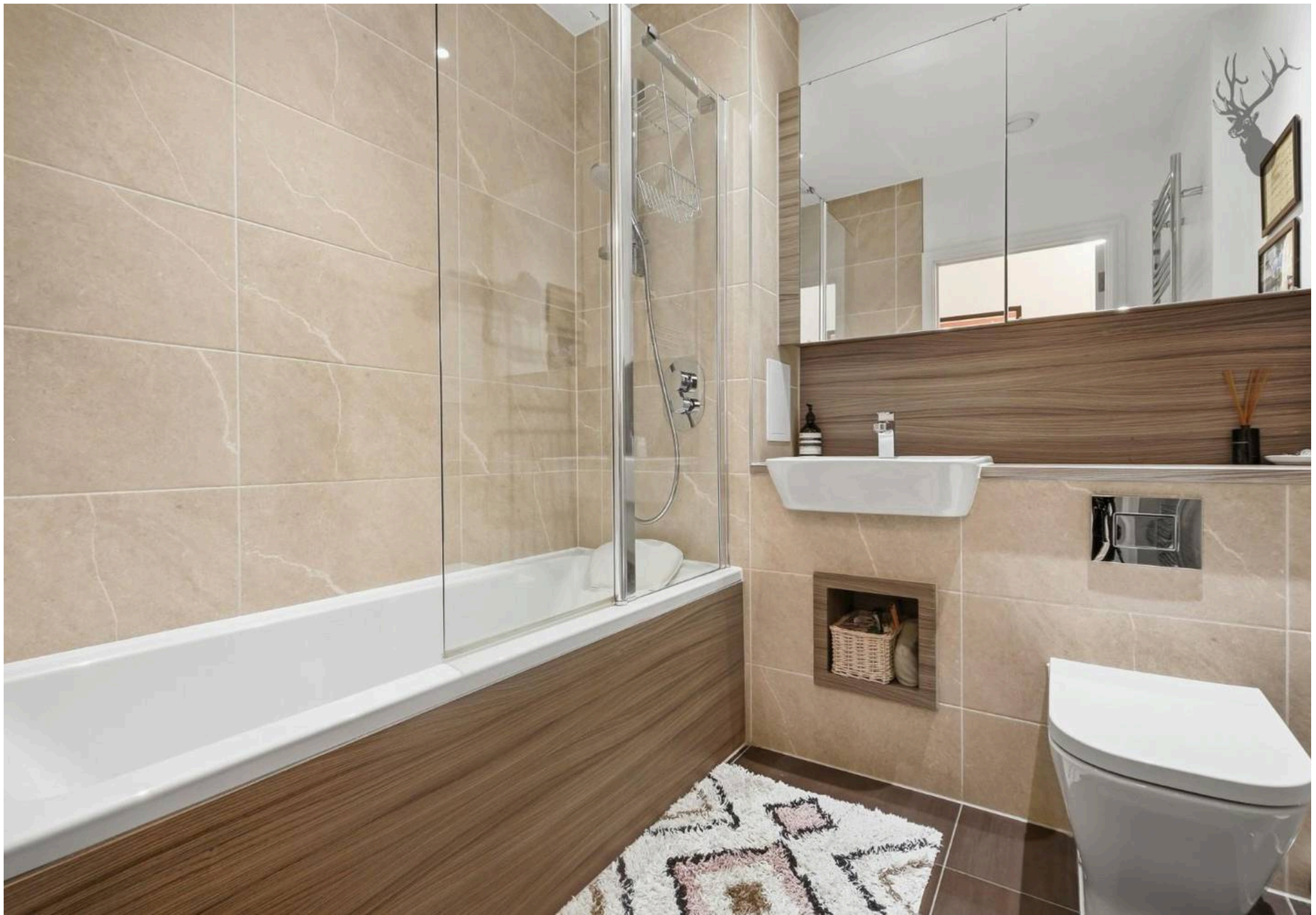
Tenure: Leasehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: A

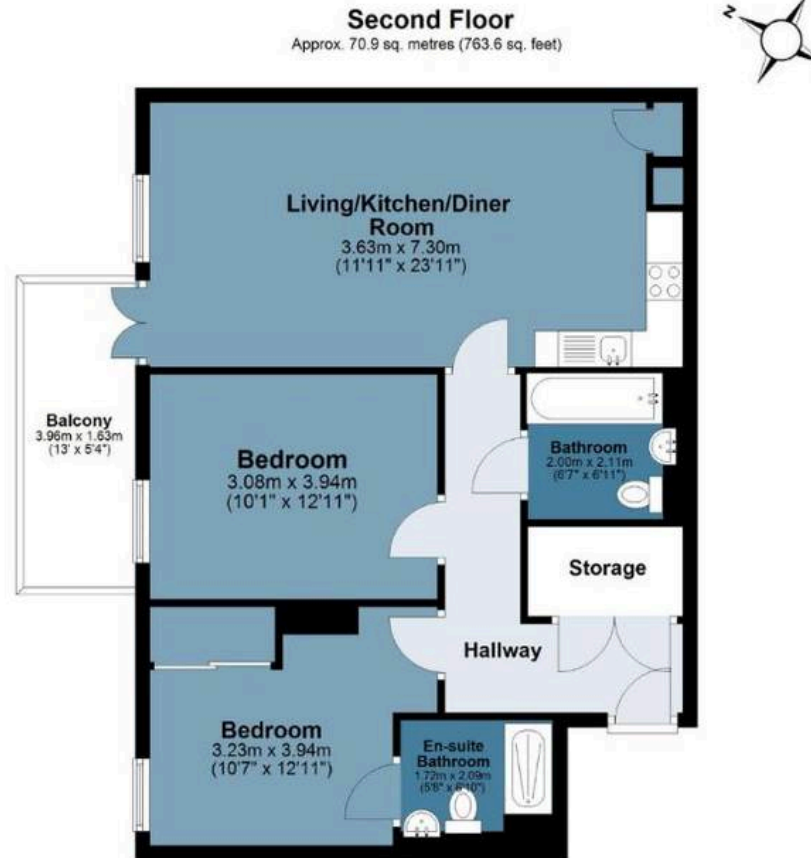






Nellie Cressall Way

Approx. Gross Internal Area 70.9 sq. metres 763.6 sq. feet)



Measurements are approximate and for illustration purposes only. While we do not doubt the accuracy and completeness, we advise you conduct a careful independent assessment of the property to determine monetary value

FROM EAST LONDON ENERGY TO WEST ESSEX EASE

We Make Moving Home Easy.

At Butler and Stag, we do more than just connect London to West Essex – we make the move seamless. With offices spanning from vibrant East London to the tranquillity of West Essex, we understand the nuances of each area and the journey people take between them. Our marketing goes beyond standard listings, showcasing every property with precision, creativity, and reach that others simply can't match. Coupled with an unparalleled attention to detail, from first enquiry to final move-in, we ensure every client and customer feels informed, supported, and confident. Simply put, we do the little things that make a big difference, setting us apart in every step of the property experience.



LONDON STRATFORD SOUTH WOODFORD BUCKHURST HILL LOUGHTON EPPING BEYOND

Like what you see? Let's talk

Book your **FREE** valuation now



020 8102 1236

london@butlerandstag.com

508 Roman Road, Bow, London, E3 5LU

butlerandstag.uk

IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

BUTLER & STAG

