

Morris House
, London, E2 0HP

£375,000

elms
ESTATES

GUIDE PRICE £375,000 - £410,000 Elms Estates are delighted to be able to offer to the market for sale this Two Double Bedroom first floor apartment in the heart of Bethnal Green.

Morris House is superbly located just off Roman Road within a short walk of Bethnal Green tube (Central line, zone 2). The property is nestled in an attractive residential area with great independent pubs, shops and restaurants. Within a short walk are the glorious open spaces of Victoria Park along with the beautiful Regents Canal. In the area is also Broadway Market, Brick Lane and Columbia Road Flower Market.

Internally the property is bright and spacious throughout with a large reception room, Separate kitchen, two double bedrooms and a family bathroom. There is also a well-maintained communal garden.

Morris House is offered to the market on a CHAIN FREE basis. An early internal inspection is highly recommended in order to avoid disappointment.







Reception Room

15'5" x 11'1" (4.7 x 3.4)





Kitchen

9'6" x 8'10" (2.9 x 2.7)



Bedroom One

13'5" x 11'1" (4.1 x 3.4)




Bedroom Two

12'9" x 8'6" (3.9 x 2.6)




Bathroom



Material Information

Tenure: Leasehold
Length Of Lease: Approx 88 Years remaining
Annual Ground Rent: £10.00 Per year
Annual Service Charge: £2,244.00
Council Tax Band: C

Marketing Disclaimer

These particulars are intended to give a fair description of the property, but their accuracy cannot be guaranteed and they do not constitute an offer or contract. Any intending purchaser must rely on their own inspection and enquiries. All measurements, areas and distances are approximate and are for guidance purposes only. Photographs and floor plans are for illustrative purposes only and some images may have been digitally enhanced for marketing purposes. Fixtures, fittings and services have not been tested and no warranty is given as to their condition or suitability. Leasehold, new build and service charge information (where applicable) is provided in good faith and should be verified by the buyer's solicitor. EPC ratings are correct at the time of marketing and are subject to change. No person in the employment of Elms Estates has authority to make or give any representation or warranty in relation to this property.





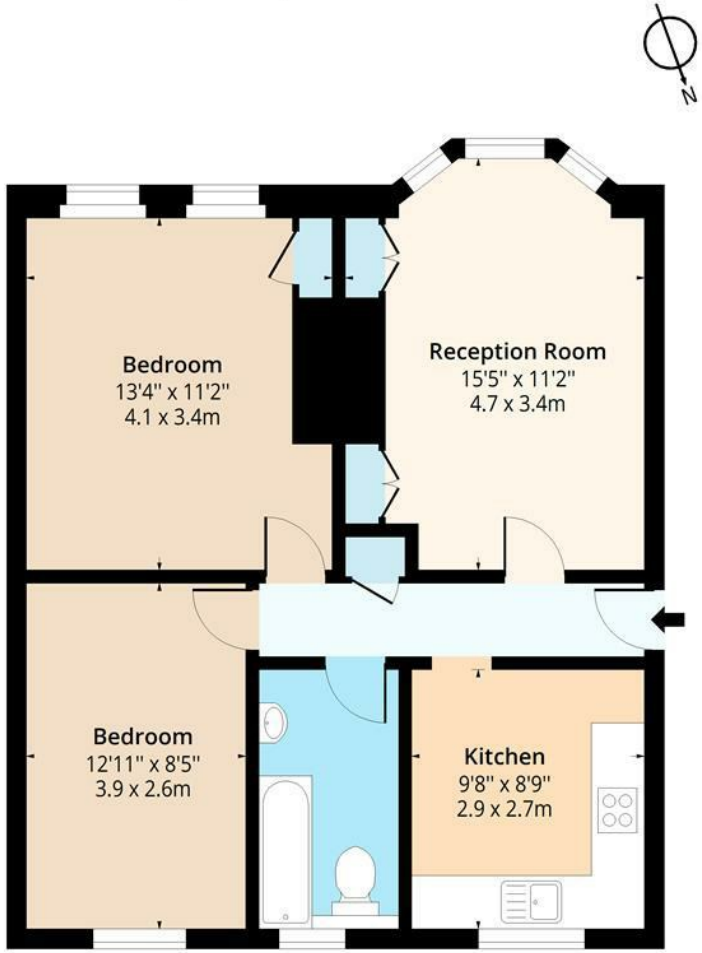






Morris House, Roman Road, London, E2

Approx. Gross Internal Area 644 Sq Ft - 59.83 Sq M



First Floor

Floor Area 644 Sq Ft - 59.83 Sq M

Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only.

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