

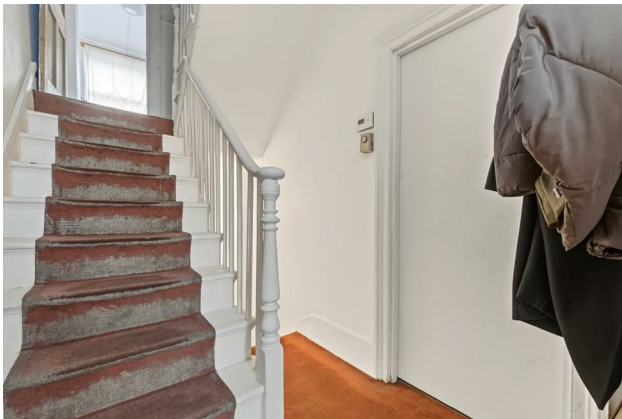
HUNTERS®

HERE TO GET *you* THERE

Wayland Avenue, London, E8

Asking Price £1,000,000

Property Images



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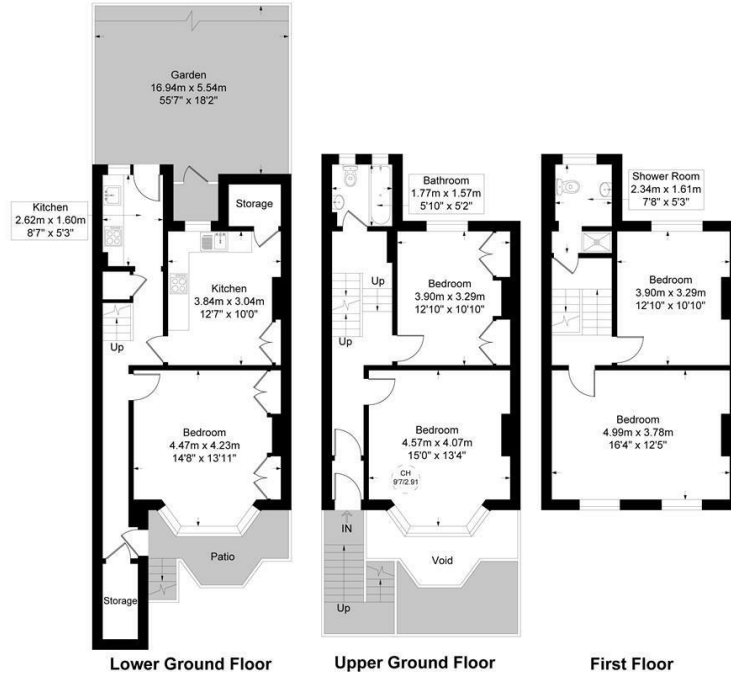
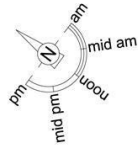
Property Images



Floorplan

Wayland Avenue, E8

Approximate Gross Internal Area = 1476 sq ft / 137.0 sq m



This plan is for layout guidance only and is not drawn to scale unless stated. All dimensions, including windows, doors, and the Total Gross Internal Area (GIA), are approximate. For precise measurements, please consult a qualified architect or surveyor before making any decisions based on this plan.



**Certified
Property
Measurer**

EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		83
(81-91) B		
(69-80) C		
(55-68) D	58	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC
		

Map



Details

Type: House - Mid Terrace Beds: 4 Bathrooms: 1 Reception: 1 Tenure: Freehold

Summary

Available chain free, this substantial four bedroom period terraced house is arranged over three floors, offering approximately 1,476 sq ft (137 sq m) of accommodation and a private rear garden measuring approximately 55 feet (16.9m).

The lower ground floor comprises a spacious reception room to the front (currently used as a bedroom), a kitchen/dining room and a utility area leading out to the garden. The upper two floors provide four generously sized bedrooms, a bathroom and a separate shower room. Further benefits include bay windows, useful storage and separate access to the lower ground floor.

Requiring modernisation, the house offers an excellent opportunity for buyers looking to put their own stamp on a spacious period home.

Wayland Avenue is situated just off Dalston Lane, within easy reach of the shops, cafés, bars and restaurants of Dalston and Hackney Central, as well as the green open spaces of Hackney Downs.

Transport links include Hackney Downs and Hackney Central stations (London Overground), alongside a variety of local bus routes providing access to the City and West End.

Features