

305 Northside Studios 16-29 Andrews Road, London, E8 4QF

£825,000

- Excellently presented loft style canal-side apartment.
- South facing aspect and with panoramic canal views.
- Contemporary open-plan fully fitted kitchen.
- Second double bedroom and further stylish bathroom.
- Walking distance to numerous local transport links.
- Boasting a very generous 1109sqft (103sqm) of space.
- Expansive living area with double doors to balcony.
- Spacious master bedroom with en-suite shower room.
- Broadway Market and London Fields on the door step.
- Easy access to Shoreditch, the City and beyond.

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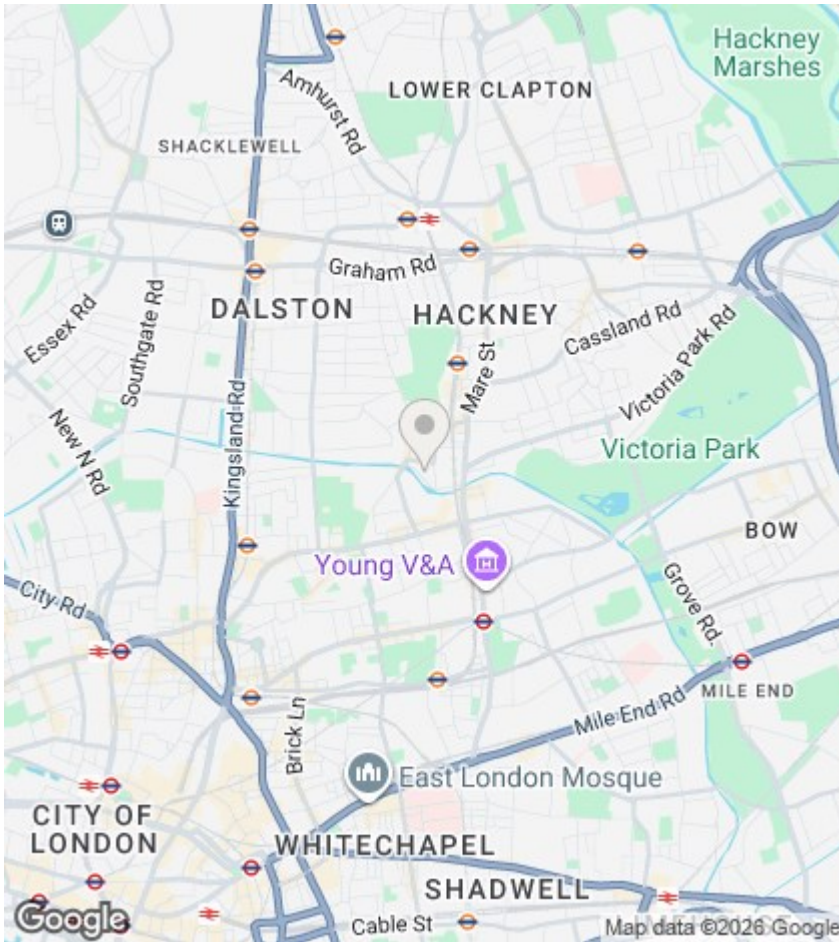
F8 40F

Set within Northside Studios is this excellently presented 1109sqft (103sqm) two bedroom, two bathroom loft style apartment located along Regent's Canal. Situated on the third floor and offering impressive canal views the apartment comprises an exceptionally spacious 532sqft (49sqm) south facing reception room with a contemporary open-plan fitted kitchen and double doors opening to a decked balcony, a generous dual aspect master bedroom with en-suite shower room, a second double bedroom and three piece bathroom. The green open spaces of London Fields, with its Lido, are on a short walk away as well as the cafes, bars & restaurants on the vibrant Broadway Market. Ideally located for highly rated schools. Numerous transport links put the City and beyond within easy reach.



Council Tax Band: D





Directions

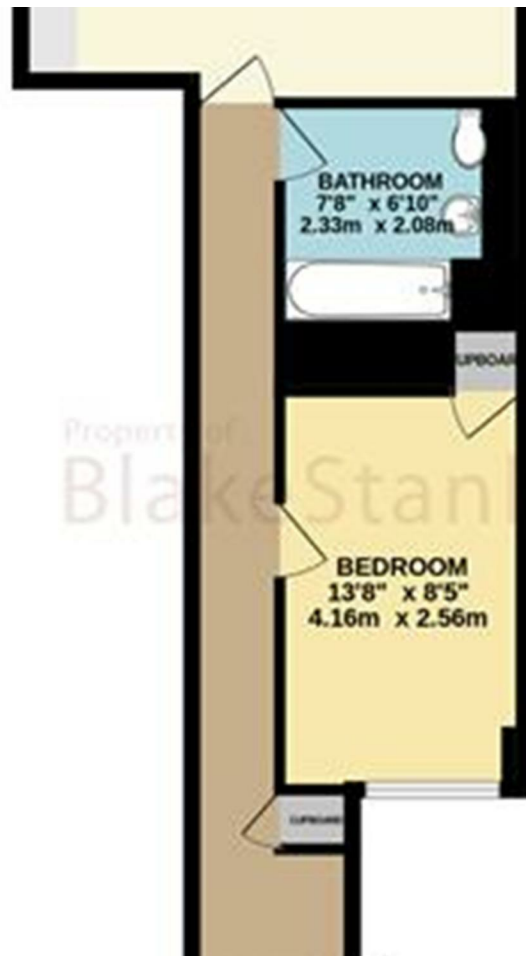
Viewings

Viewings by arrangement only. Call 020 7254 7554 to make an appointment.

EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			77
(55-68) D		57	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Property of
Blake Stanley