hello@wjmeade.net 020 8981 3331 391 MILE END ROAD, BOW, LONDON, E3 4QS





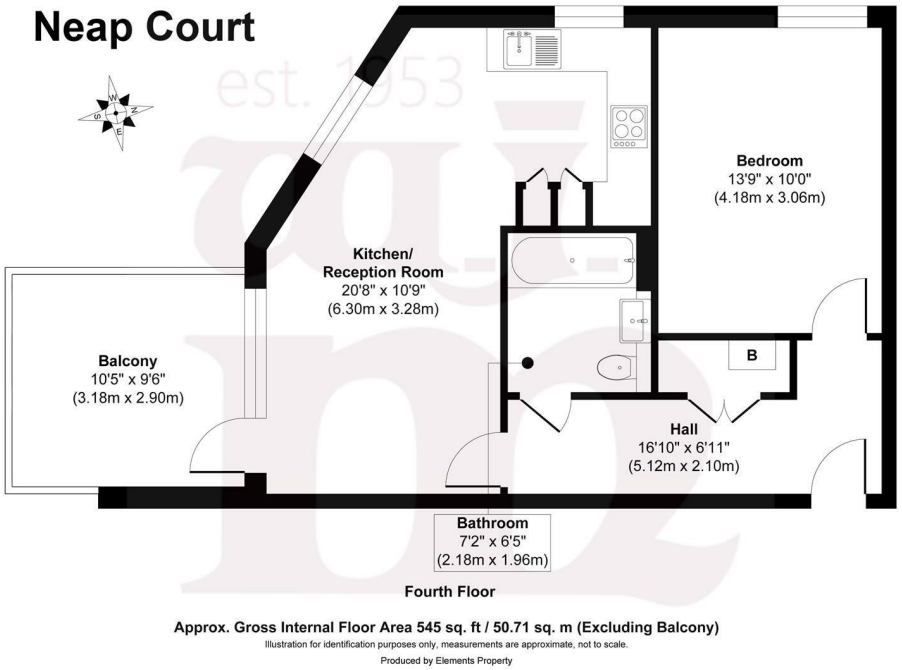


NEAP COURT, E3

£300,000 L/H

- Excellent Transport Links
- Private South Facing Balcony
- Modern Development
- Close to Queen Elizabeth Olympic Park
- 545 sq ft/ 50.71 sq m
- Top Floor Apartment

wj meade



Approx. Gross Internal Floor Area 545 sq. ft / 50.71 sq. m (Excluding Balcony)

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property









WJ Meade are pleased to present this one bedroom apartment on the fourth floor. Arranged over 545 sq ft with a open plan kitchen to reception leading to a brilliant size south facing balcony, providing far reaching views over the City skyline and overlooking the River Lea, a contemporary bathroom suite and a large bedroom. Situated close to Bromley by Bow underground station and the DLR providing swift access into the City and Canary Wharf and the amenities of Westfield Stratford along with the tranquillity of Queen Elizabeth Olympic Park and the vibrant Hackney Wick.

All sizes are approximate. The Agent has not tested any apparatus, equipment, fixtures and fittings, or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their Solicitors or Surveyor. Photographs are for illustration purposes only and may depict items, which are not for sale or included in the sale price. References to tenure of a property are based upon information supplied by the vendor. The agent has not had sight of the title documents, a buyer is advised to obtain verification from their solicitor. Money Laundering Regulations 2003: Intending purchasers will be asked to produce identification, documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

These particulars are intended to give a fair description of the property only and are in no way guaranteed, nor do of any contract. They are issued on the express condition that all negotiations are conducted through W.J. Meade Estate Agents. All subject to contract and to being unsold.

Service charge £1,882 pa
Ground rent £350 pa
115 years lease
Council tax band C
Current EPC Rating 71
Tenure: Leasehold

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