

Flat 31, Triathlon Point, 11 Madison Way – E20 1PD

£500,000 Leasehold

Chain free sale • Spacious one-bedroom apartment (Approx. 552 sq ft / 51.3 sq m) • Large open-plan reception/dining/kitchen area • Private balcony • Contemporary fitted kitchen with integrated appliances • Modern bathroom suite • Moments from Stratford International & Stratford stations • Highly desirable East Village location



**HIGHCASTLE
ESTATES**

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Chain-free 1-bed apartment in Triathlon Point, East Village. Spacious open-plan living, private balcony, modern kitchen and bathroom. Near Stratford stations, parks, shops, and amenities.

Council Tax band: C

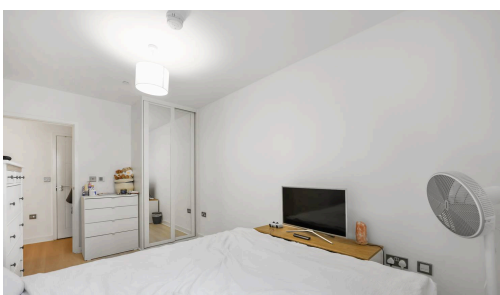
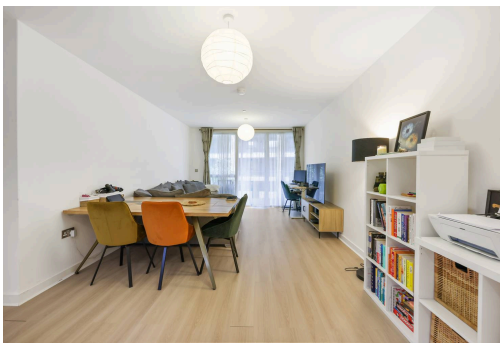
Tenure: Leasehold

EPC Energy Efficiency Rating: B

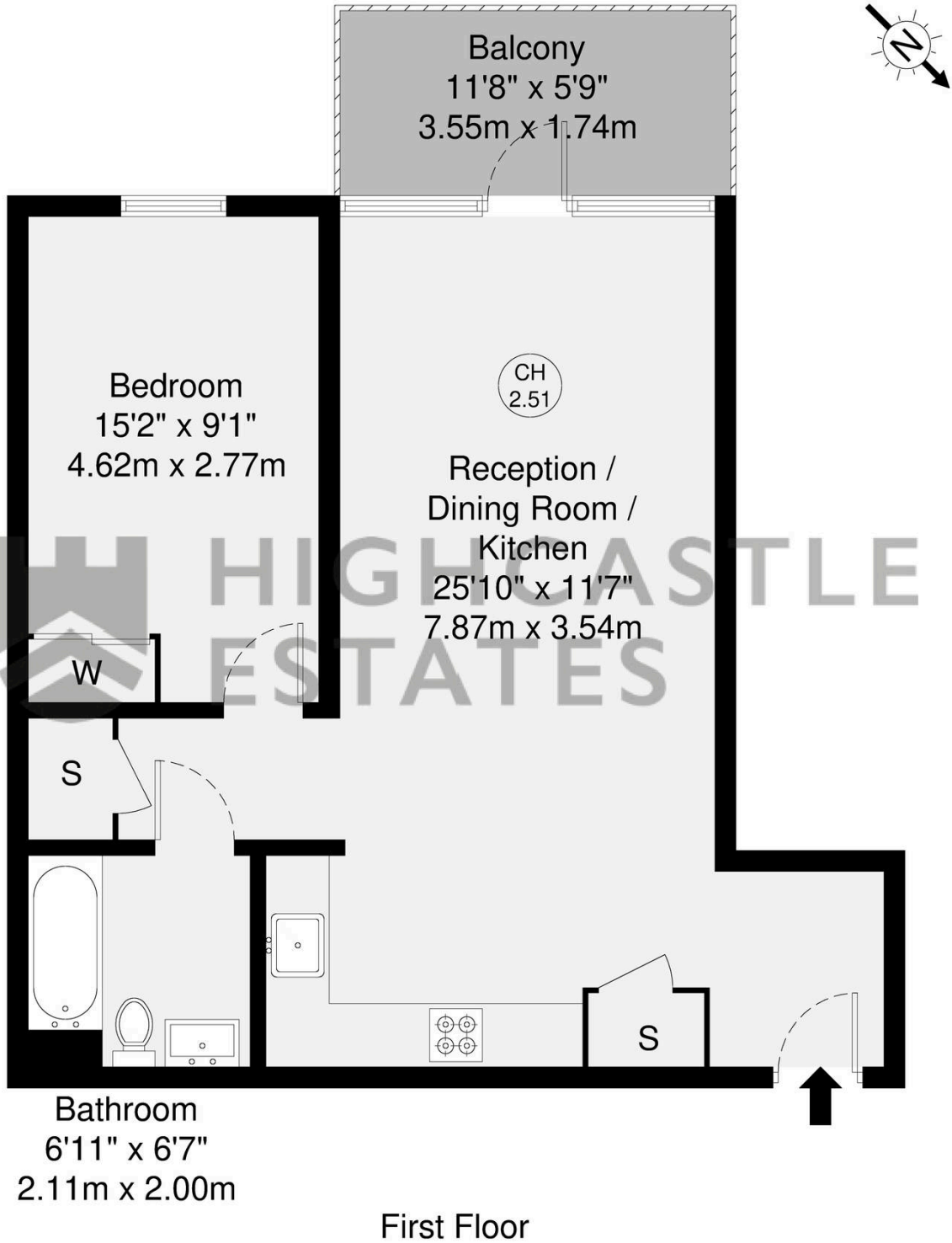
EPC Environmental Impact Rating: A



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GROSS INTERNAL AREA (GIA)
The footprint of the property
51.3 sq m / 552 sq ft

TOTAL STORAGE SPACE
Storage and wardrobe total area
2.3 sq m / 24 sq ft

EXTERNAL FEATURES
Garden, Balcony, Terrace, Verandah etc.
6.2 sq m / 66 sq ft

RESTRICTED HEAD HEIGHT
Limited use area under 1.5m
0.0 sq m / 0.0 sq ft

Disclaimer : Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floorplan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

**Maison
VUE**

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