elms
ESTATES

Cleveland Way, London, , E1 4UF

£335,000

Guide Price £335,000 - £360,000 Elms Estates are pleased to be offering to the market For Sale this Spacious One Bedroom Apartment situated on the second floor with its own private balcony.

Cleveland Way is located just off of Cambridge Heath Road and within a short walk of either Whitechapel (District, Hammersmith & City line and Elizabeth Line) Tube Station or Bethnal Green (Central Line) Tube Station and having multiple bus routes in to the City, West End and beyond.

In addition to the fantastic transport links, Cleveland Way is situated within a short walk to the Glorious Victoria Park and the Regents Canal that both offer Beautiful Open Spaces and Miles of Scenic Walks. The property really is set within the Heart of the East End with easy access to all of the Restaurants, Bars, Shops, Markets, Gyms, Parks, Galleries and Museums this Exciting Area has on offer.

Internally the property is bright and spacious throughout with a large open-plan living and dining area, Modern fitted kitchen, Good-sized bedroom with built-in storage and a contemporary bathroom. The property also benefits from its own private parking space and comes with over a 100 year lease.

The property is offered to the market on a CHAIN FREE basis.

For more information or to arrange a viewing please do not hesitate to call in and speak with one of our Property Consultants.

Reception
14'9" x 12'9" (4.5 x 3.9)

Kitchen
10'5" x 9'6" (3.2 x 2.9)

Bedroom
14'5" x 8'2" (4.4 x 2.5)

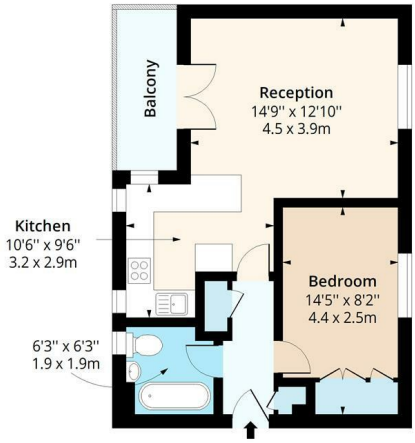
Bathroom
6'2" x 6'2" (1.9 x 1.9)

Balcony

Material Information
Tenure: Leasehold
Length Of Lease: Approx 147 Years remaining
Annual Service Charge: £2,705.00
Annual Ground Rent: £50.00
Council Tax Band: B

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.

Cleveland Way E1
Approx. Gross Internal Area 492 Sq Ft - 45.71 Sq M
Approx. Gross Balcony Area 49 Sq Ft - 4.55 Sq M



Second Floor
Floor Area 492 Sq Ft - 45.71 Sq M

Certified Property Measurer

Measured according to RICS IPMS2. 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. 1 sq m = 10.76 sq feet.

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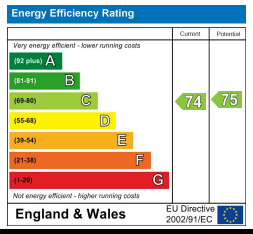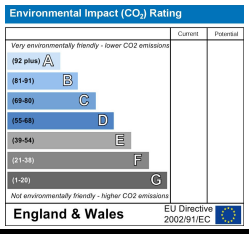
Date: 5/8/2026