



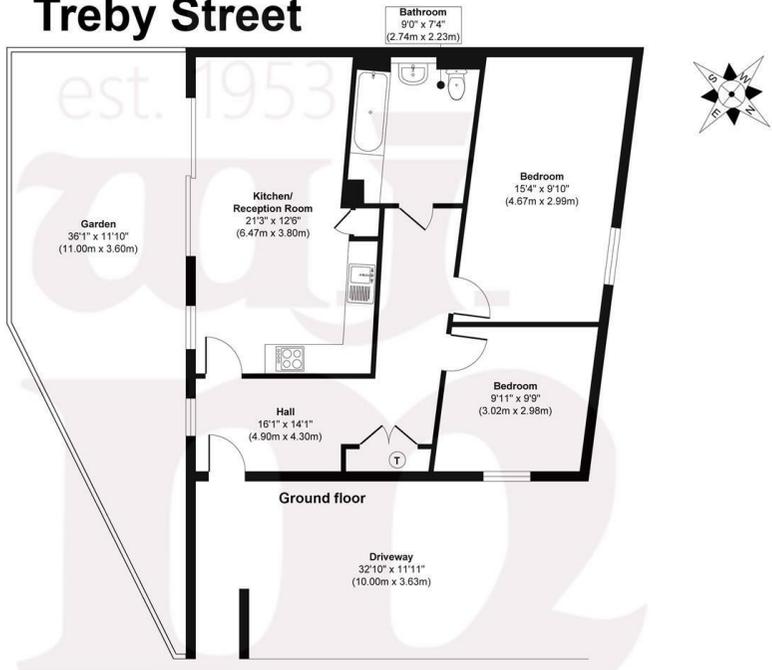
TREBY STREET, E3

£450,000 L/H

- Ideal Starter Home
- Chain Free
- Secure Residents Bicycle Store
- Off Street Parking
- Access To Communal Roof Terrace
- Communal Heating & Hot Water Supply

wj.  
meade

# Treby Street



**Approx. Gross Internal Floor Area 772 sq. ft / 71.79 sq. m**

Illustration for identification purposes only, measurements are approximate, not to scale.  
Produced by Elements Property



WJ Meade are delighted to present this spacious two double bedroom ground floor flat with south facing patio and private driveway with capacity for two vehicles. Arranged across 772 sq ft with an open plan kitchen to reception room with doors leading out to the garden. Situated conveniently within just a short walk from Mile End underground station with Mile End Park, the Regents canal and Tower Hamlets Cemetery Park all nearby.

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 £2,948 pa  
 Ground rent £250 pa  
 236 years lease  
 Council Tax Band C  
 Current EPC Rating 82  
 Tenure: Leasehold

