



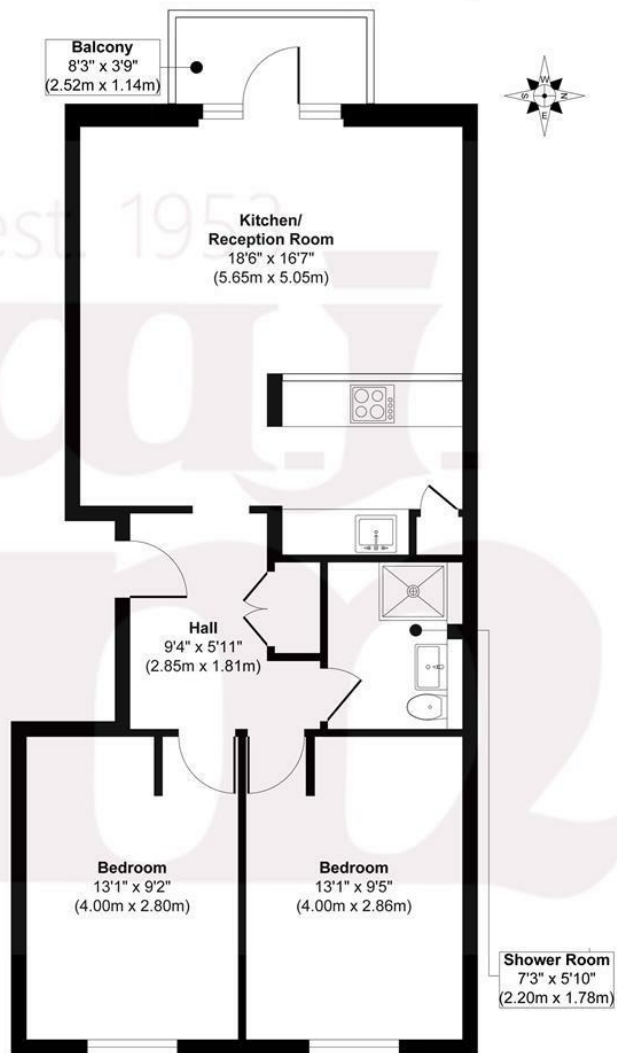
## CHRONAS BUILDING, E1

OIEO £450,000 SOF/H

- Excellent Transport Links
- Secure Gated Development
- Gas Central Heating
- Underground Parking
- Private Balcony
- Ideal Starter Home

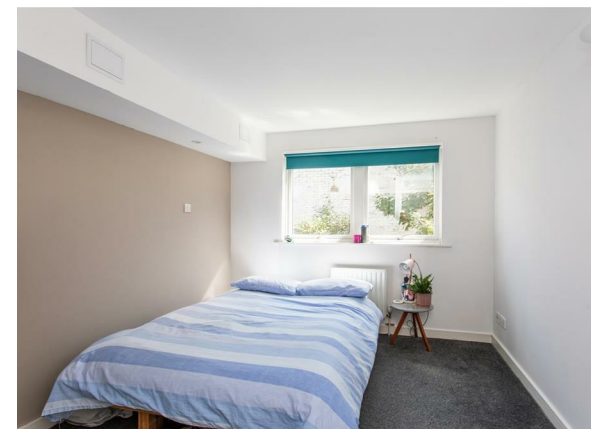
wj.  
meade

# Chronas Building



**First Floor**  
**Approx. Gross Internal Floor Area 665 sq. ft / 61.87 sq. m**

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



WJ Meade are delighted to offer this two-bedroom apartment on the first floor of a modern purpose-built development located just moments from Whitechapel Station with access to the Elizabeth Line, District Line and Hammersmith and City Line, just one mile from the City. Arranged over 665sq ft, offering flexible and sociable accommodation. The spacious open plan kitchen to reception room features a good size private west facing balcony. The property has two well proportioned double bedrooms, providing flexibility for working from home space. The property has a recently renovated modern bathroom. Included in the development is an allocated underground parking space.

Service charge £3,440.90 pa

Ground rent £0

973 years lease

Council tax band D

Current EPC Rating 77

Tenure: Leasehold - Share of Freehold



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.