LOTS OF ROOMS !!! Two bedroom house with a host of features including separate living room leading to a private garden, modern fitted kitchen with additional dining area, three piece family bathroom, located within easy reach of Crossharbour DLR and Canary Wharf. Call now to arrange a viewing.

## Key features

- Two Bedroom
- Bright & Spacious
- Separate Lounge
- Neutral Decor
- Close to Amenities
- Crossharbour DLR
- Separate Dining area
- Private Garden
- Purpose Built
- Available 30th March

Guide Price: £1,400 - £1,600 PCM

Come and take a look at this spacious 2 bedroom house, well situated for Crossharbour DLR with easy access to Canary Wharf, the City and West end. The property boasts a separate living room with access to a private garden, modern fitted kitchen with separate dining area, 2 size-able double bedrooms, a three piece bathroom suite. Further benefits include neutral decor, private garden and gas central heating.

This house is perfectly positioned for a host of local convenience stores, leisure center, restaurants and bars. Canary Wharf shopping malls is only moments from the property and offers an array of amenities such as Zara

> Tiller Road, London E14 Guide Price: £1,400 - £1,600 PCM ■ 2 ≤ 1 ≤ 2



## Energy Efficiency Rating Current Potential Very energy efficient - lower running costs Α (92 plus) в (81 - 91) 80 (69 - 80)C 70 D) (55 - 68) Ε (39 - 54)F (21 - 38)G (1 - 20)Not energy efficient - higher running costs EU Directive 2002/91/EC England & Wales

Im 2 Im 1 → 1 Im 2 Tiller Road, London E14

## **C** 020 3422 2333 **C** 020 3422 2333

- ☑ hello@estateology.com
- ♀ 25 Roman Road, Bethnal Green, London, E2 OHU
- ♀ 29th Floor, One Canada Square, Canary Wharf, London, E14 5DY

© 2024 Estateology Company registration no. 9628198. Registered office: 555-557 Cranbrook Road, Gants Hill, Ilford, Essex, IG2 6HE

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structual survery and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts. The copyright of all details, photographs and floorplans remain exclusive to Estateology.