



Glenarm Road, E5 0LY

£450,000

Share of Freehold

Castles



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Nestled within the serene embrace of a tree-lined street, this exquisite apartment graces the lower ground floor of a captivating three-storey Victorian residence. Boasting a private entrance, it welcomes you into a delightful living space, perfect for both relaxation and entertainment. The well-appointed kitchen, complete with integrated appliances, stands as a testament to modern convenience, while a spacious double bedroom offers a haven of tranquillity adorned with Victorian elegance, family bathroom and further benefitting from direct access to a well maintained landscaped communal garden. Positioned mere moments away from the green open spaces of Millfield's Park, and within easy reach of the amenities lining Chatsworth Road, this residence promises the best of both worlds. Moreover, its proximity to a plethora of transport options ensures swift access to the City, West End and beyond. Truly, a harmonious blend of comfort, convenience, and charm.

Tenure - Share of Freehold
Tenure Arrangement - 151 years
Council Tax: B £1,460.17
EPC - C 74, 78

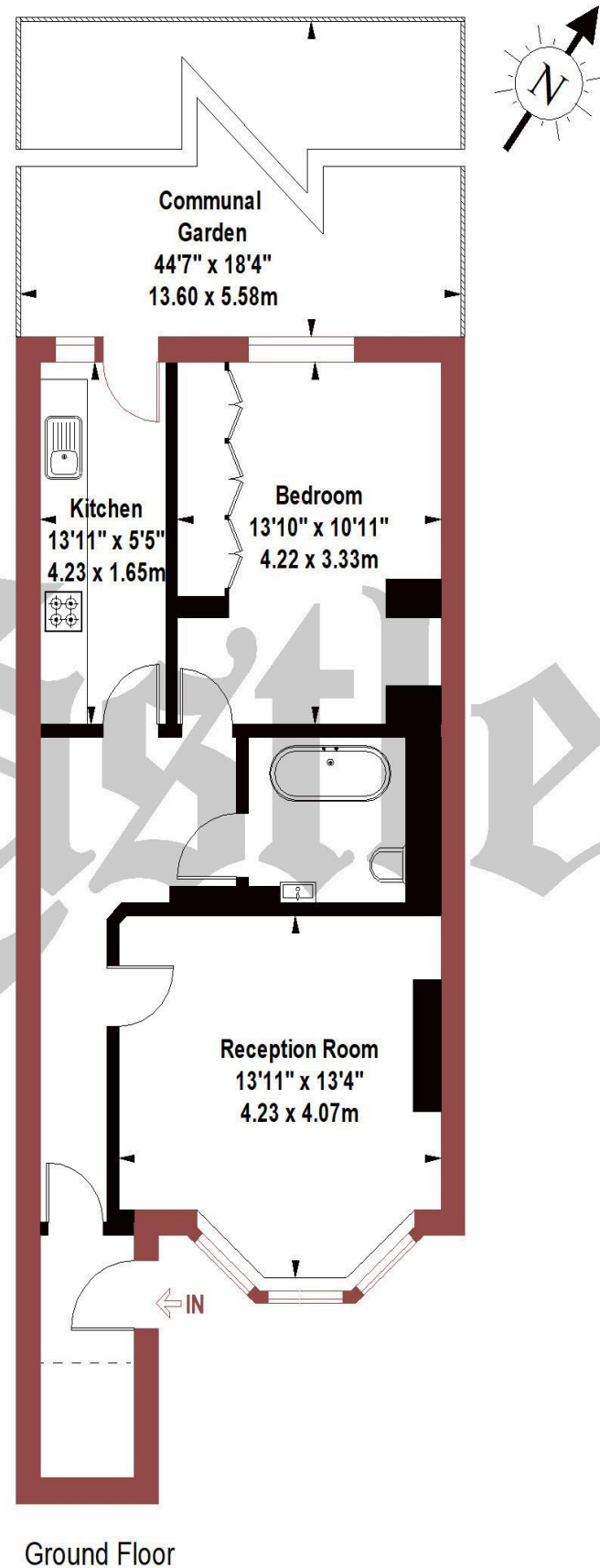
£450,000 **Share of Freehold**

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020 8985 0106
hackney@castles.london



Approx. Gross Internal Area = 56.02 sq m / 603 sq ft



The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

An overview of the area

A socially diverse and vibrantly multicultural area bounded by the open green spaces of Hackney Downs to the West, Lea Valley park to the East and the conservation area of Clapton ponds to the North. The area boasts an array of period properties combined with modern apartment buildings.

With its diverse independent retailers in Chatsworth Road and the 'ever popular' high street shopping facilities of Mare Street, accompanied with local schools and transport facilities ensures that Lower Clapton remains a desirable area to reside.

Transport

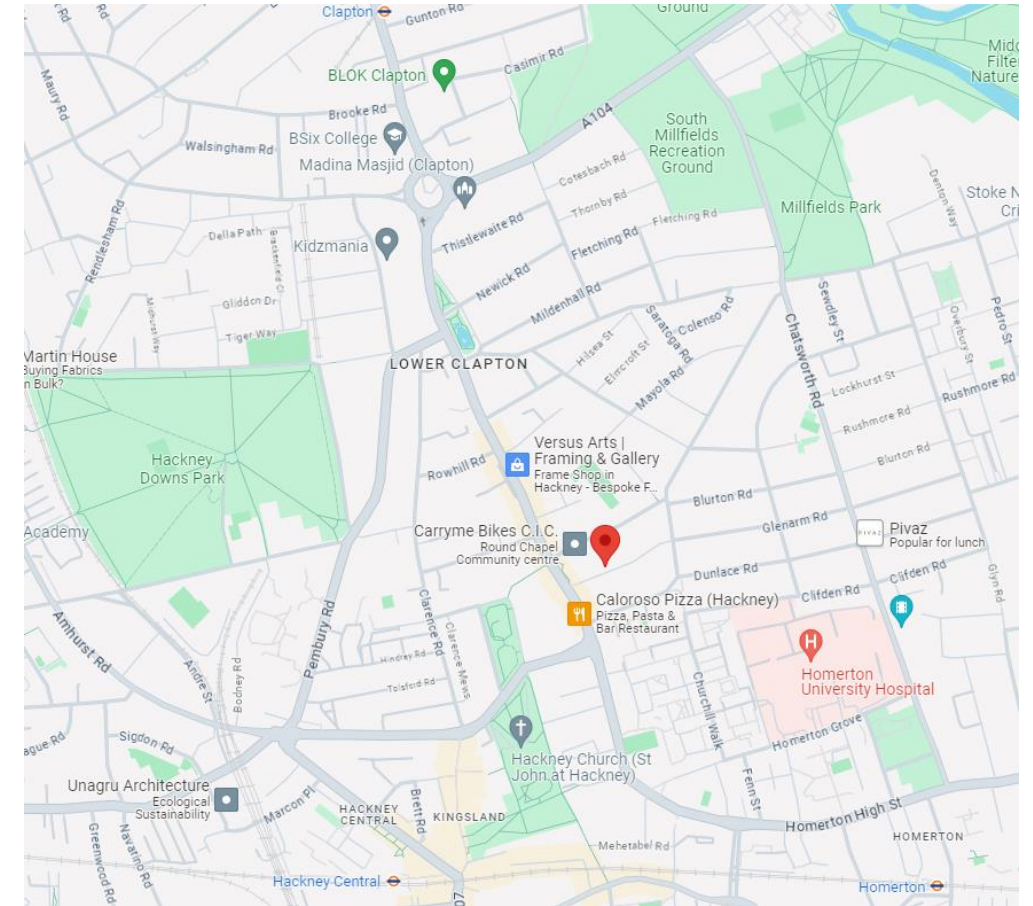
The area is served well through a network of local bus routes and train services. (Hackney Downs Main Line Station into Liverpool Street and Homerton & Hackney Central Stations on the North London Line

Shopping And Leisure

A diverse selection of shops, restaurants, bars and cafés accompanied by an array of local heritage sites, theatres and recreational facilities can be sourced locally.

Directions to the office

If you are visiting the office by car you will find parking in the side roads off Lower Clapton Road or pay & Display directly outside our office in Median Road. (Turn into Powerscroft Road(one-way) and right again into Median Road).



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44 Lower Clapton Road

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