

Wild & Co.

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Monteagle Way, E5 8PH

Bright & spacious 2-bedroom apartment on the 2nd-floor in this well looked after development. The property offers 2 double bedrooms, spacious lounge with double doors to kitchen/diner, bathroom/WC and decent storage space. Painted white throughout with laminated wooden flooring. Close to Hackney Downs Park offering a play area, basketball courts, football pitches and bowling green. Walking distance of Rectory Rd Station and Hackney Downs Station (direct City link). Early viewing recommended.

Guide Price £400,000 | Leasehold

Monteagle Way, E5 8PH



- Bright & spacious 2-bedroom apartment
- Bathroom/WC
- Close to Hackney Downs Park
- Another sensibly priced property
- 2nd-floor in this well looked after development.
- Decent storage space
- Walking distance of Rectory Rd Station and Hackney Downs Station (direct City link).
- Spacious lounge with double doors to kitchen/diner
- Painted white throughout with laminated wooden flooring.
- No upper chain

Full description:

Wild & Co. are pleased to offer this: Bright & spacious 2-bedroom apartment on the 2nd-floor in this well looked after development.

The property offers 2 double bedrooms, spacious lounge with double doors to kitchen/diner, bathroom/WC and decent storage space. Painted white throughout with laminated wooden flooring.

Close to Hackney Downs Park offering a play area, basketball courts, football pitches and bowling green.

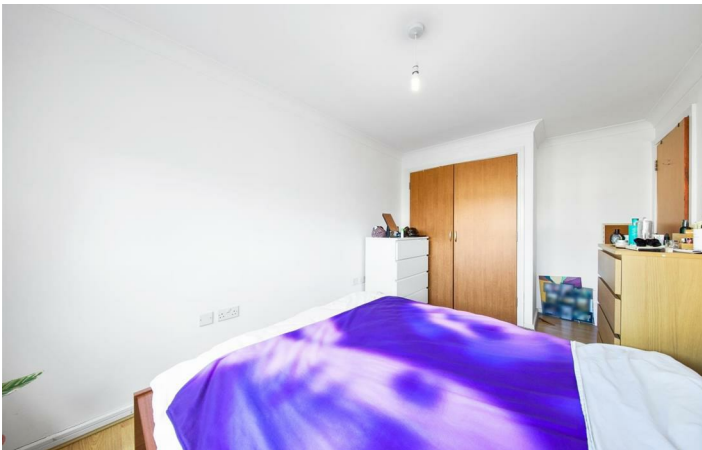
Walking distance of Rectory Rd Station and Hackney Downs Station (direct City link).

Early viewing recommended.



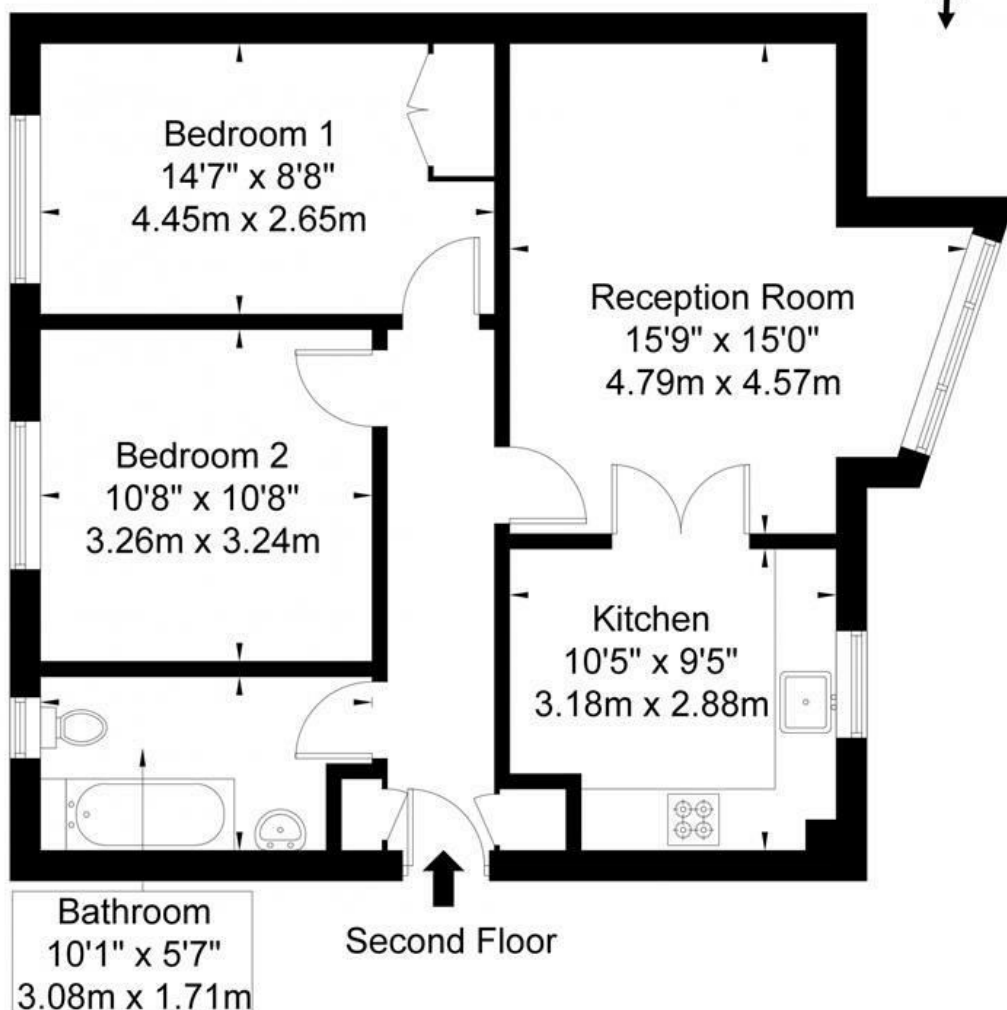
Directions

Off Muir Rd, off Kenninghall Rd.



Monteagle Way, E5 8PH

Approx. Gross Internal Area = 63.8 sq m / 686 sq ft



Ref

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**BLEU
PLAN**

Disclaimer : Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		83	83
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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