



PER MONTH

**£2,800 Per Month**

**Whitby Street**

London, E1 6JU

Offered for rent is this modern 2 bedroom apartment set within a newly converted fish factory.

The property features an open plan reception room with modern kitchen including fully integrated appliances. There are double patio doors leading onto a south facing terrace with views of the City.

The apartment also features 2 double bedrooms both with built in wardrobes, master bedroom has access to a private terrace and the 2nd bedroom has access to terrace which is also accessible via the reception room. There is a contemporary fitted bathroom with bath plus shower attachment and heated towel rail.

The property is set on the 2nd floor, has lift facilities and video entry phone. The property has solid wood floors throughout, is in excellent decorative order.

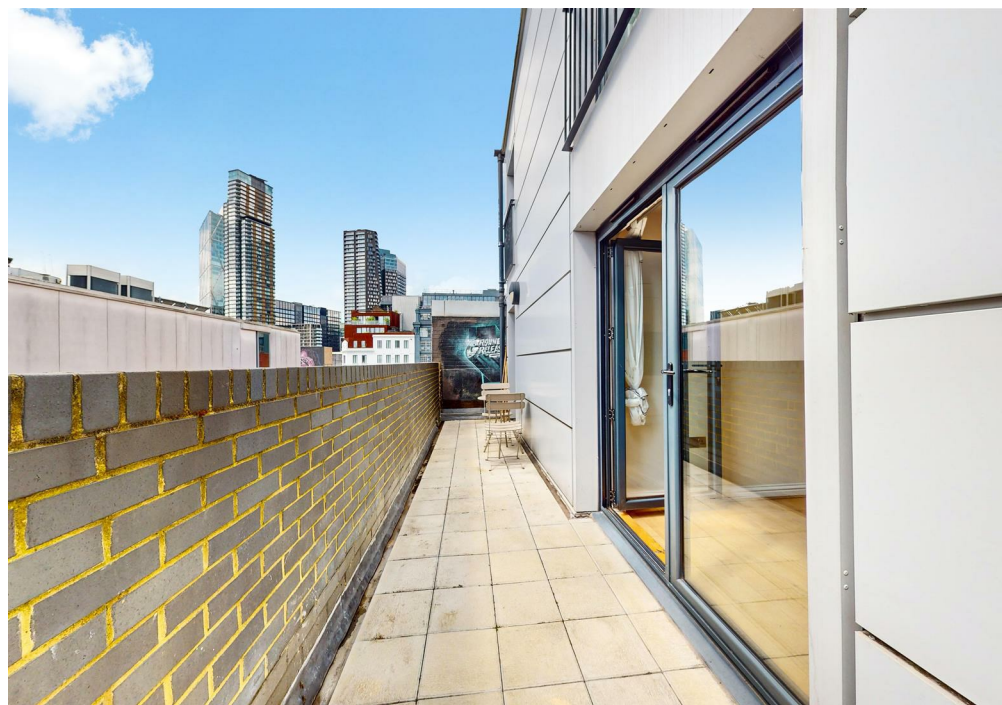
Located in the heart of Shoreditch just moments from Redchurch Street, Brick Lane and Columbia Road Flower Market with access to Shoreditch High Street, Liverpool Street and Old Street Stations all within a short walk.

Available Now

Unfurnished

5 weeks deposit: £3230.76

Council Tax: Band E



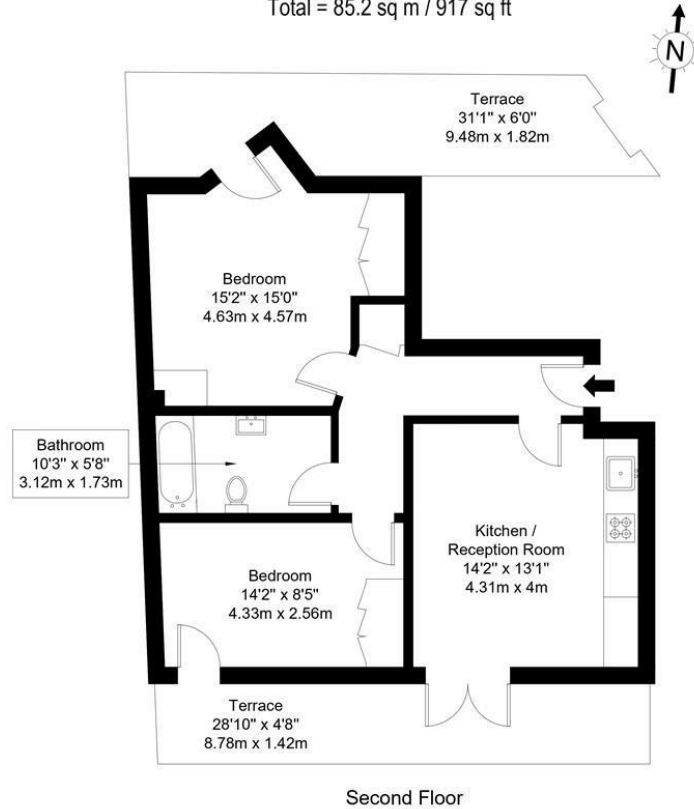


## Whitby Street, E1 6JU

Approx Gross Internal Area = 59.2 sq m / 637 sq ft

Terraces = 26 sq m / 280 sq ft

Total = 85.2 sq m / 917 sq ft



Ref :

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**BLEU  
PLAN**

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. Maximum lengths and widths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.  
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| Energy Efficiency Rating                    |                            |           |
|---------------------------------------------|----------------------------|-----------|
|                                             | Current                    | Potential |
| Very energy efficient - lower running costs |                            |           |
| (92 plus) <b>A</b>                          |                            |           |
| (81-91) <b>B</b>                            | 82                         | 83        |
| (69-80) <b>C</b>                            |                            |           |
| (55-68) <b>D</b>                            |                            |           |
| (39-54) <b>E</b>                            |                            |           |
| (21-38) <b>F</b>                            |                            |           |
| (1-20) <b>G</b>                             |                            |           |
| Not energy efficient - higher running costs |                            |           |
| <b>England &amp; Wales</b>                  | EU Directive<br>2002/91/EC |           |

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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### OFFICE DETAILS

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