



£599,950

Weymouth Terrace

London, E2 8LE

Offered for sale is this modern ground floor maisonette with a large private garden.

The property features a good-sized, bright south-facing reception room with herringbone parquet wood flooring and patio doors leading onto the outdoor space. The modern fitted kitchen is semi-open plan to the reception room. You'll also find a convenient, separate downstairs WC.

The first floor features 3 bedrooms with built in storage and a family bathroom with classic white suite.

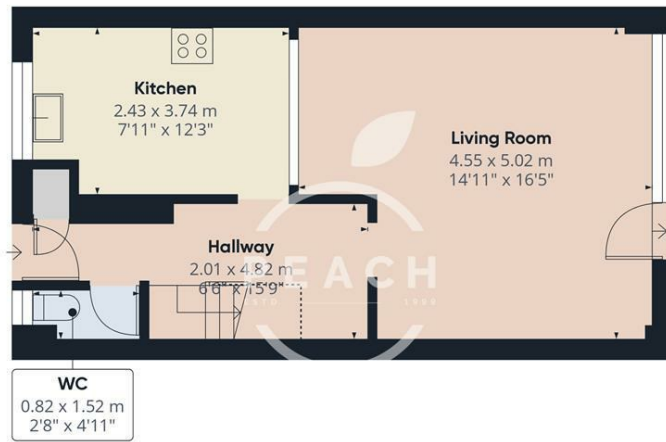
Fellows Court is nestled between Hoxton and Shoreditch, allowing easy access to these vibrant and busy parts of East London. It is particularly popular with 'creatives' and those working in the tech industries or launching new start-ups. They love the thriving art scene, trendy bars, and independent cafes that make it a cultural hotspot and an exciting area to buy a property. Shoreditch has really evolved over the past twenty years and now boasts a great range of independent stores and boutiques not found elsewhere in London. Then there's Brick Lane, Broadway and Columbia Road markets close by.

There are some excellent transport links including Hoxton Overground, Old Street tube and Liverpool Street station.

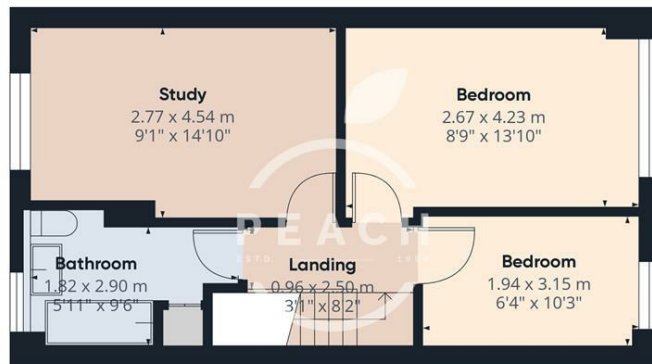
Leasehold: 176 years remaining
Service Charge: £2018 per annum
Ground Rent: Zero
Council Tax: Band C







Floor 0



Floor 1

Approximate total area⁽¹⁾

77.22 m²
831.18 ft²

Reduced headroom

1 m²
10.77 ft²

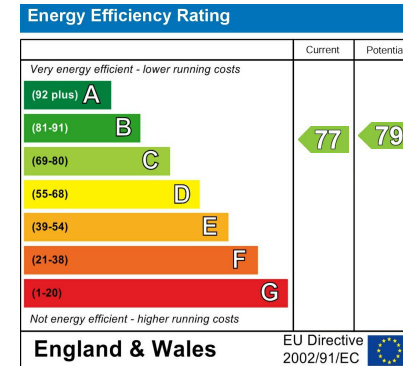
(1) Excluding balconies and terraces

Reduced headroom
..... Below 1.5 m/5 ft.

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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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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