



ACACIA HOUSE E3
1 bedroom apartment

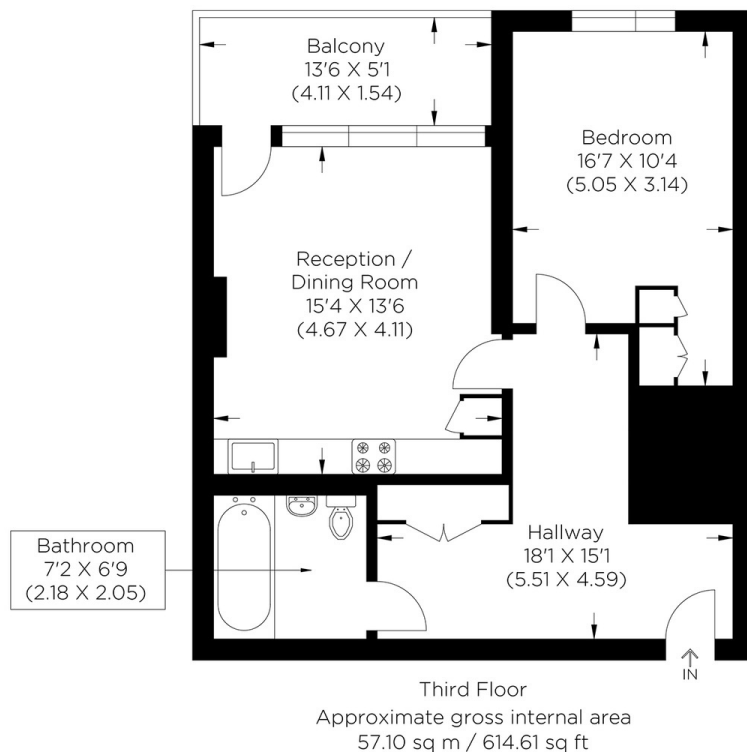
£350,000
LEASEHOLD



ACACIA HOUSE E3

We present this spacious one-bedroom apartment in excellent condition with a private balcony and superb transport links in Acacia House, Bow Road, E3. With the apartment at the rear of the building, you are sheltered away from Bow Road's main hustle and bustle but maintain superb proximity to everything this road offers. For example, Bow Church and Bow Road overground and underground stations are within just a few minutes walk, perfect for anyone looking to get across the city or to Canary Wharf quickly and easily. The apartment is on the third floor with access to your private balcony. The accommodation comprises a large kitchen/dining/living area with a separate bedroom and bathroom. This property also has built-in wardrobes and a hallway storage cupboard. You have nothing to do as everything is in excellent condition. The accommodation is great for first-time buyers!

Borough: Tower Hamlets* Council Tax: C* EPC: B Lease Term: 242 years* Service Charge: £2,400* Ground Rent: £400*
Nearest Station: Bow Church (0.2 miles) Material Information: www.alexneil.com/material-information



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Disclaimer: Property descriptions are subjective and used in good faith as an opinion rather than statements of fact. The owner provided information relating to title, tenure, service charges and ground rent information. Therefore, please make specific enquiries to ensure that our descriptions match your expectations of the property. Floor plan measurements are approximate and for illustrative purposes only. Furthermore, we have not tested any services, systems or appliances at this property. And we strongly recommend that you verify all the provided information on inspection and that your surveyor and conveyancer further confirm details. Also, market conditions and property values regularly fluctuate. And showcased sold properties demonstrate our previous successes rather than indicate live property values. *As advised by the owner. **Property sold subject to contract.

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2024 signifies our **40th Anniversary**, and we are immensely proud to have reached this impressive longevity milestone. In celebration, we launched an **exceptional promotion** for sellers, affording them increased marketing exposure for free!

40 years of expertise: With four decades of experience, we bring a wealth of knowledge and expertise. Our durability is a testament to the trust satisfied clients place in us. We understand the nuances of the diverse neighbourhoods we cover. Our local expertise allows us to provide tailored solutions, whether you're buying or selling, allowing you to move with confidence.



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