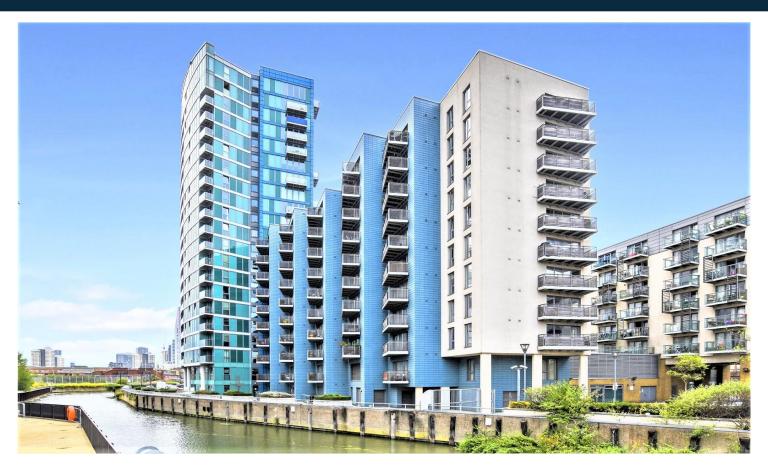


8 Hartlepool Court | London E16 2RL T: +44 (0) 20 7474 3636 E: mail@spencer-james.co.uk www.spencer-james.co.uk



- \*\* Two Bedroom Apartment Two Bathroom Apartment \*\*
- \*\* Offered Furnished \*\*
- \*\* EPC Rating B \*\*

- \*\* Available May \*\*
- \*\* On-Site Concierge \*\*
- \*\* Council Tax Band D \*\*









Available Mi May is this well presented 8th floor two bed two bathroom apartment. The property benefits from two double bedrooms, lounge diner, fitted kitchen, ample storage and balcony. The develop has onsite concierge and security.

#### **Entrance Hall**

Laminate flooring, wall mounted radiator, door to all rooms, two storage cupboards one housing hot water system

## Lounge/Diner

Wall mounted radiator, laminate flooring, double glazed balcony doors to front giving access to balcony, open plan to kitchen

#### Kitchen

Range of eye and base level units, tiled flooring, appliances including washing machine, dishwasher, fridge freezer, oven, four ring electric hob with extractor fan over.

#### **Bedroom One**

Carpet flooring, wall mounted radiator, fitted wardrobe, double glazed balcony door to front giving access to balcony, door to en-suite

### **En-suite**

Three piece suite comprising of low level wc, wash hand basin with mixer tap over, shower cubicle, wall mounted towel rail, tiled flooring

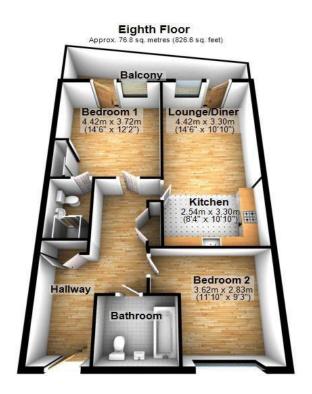
## **Bedroom Two**

Carpet flooring, double glazed window to rear, wall mounted radiator.

# **Bathroom**

Three piece suite comprising of low level wc, wash hand basin with mixer tap over, bath with mixer tap over with shower head over and shower screen, wall mounted towel rail, tiled flooring





Total area: approx. 76.8 sq. metres (826.6 sq. feet)













