



SPENCER JAMES
RESIDENTIAL

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



**** One Double Bedroom ****

**** Separate Kitchen ****

**** Permit Residents Parking ****

**** EPC C ****

**** Spacious Living Room ****

**** Three Piece Bathroom Suite ****

**** Available in January ****

**** Council Tax B ****



Fishguard Way, Galleons Lock, E16

Monthly Rental Of £1,400



This one bedroom apartment has been newly renovated and is available in November. Internally the property boasts a spacious living area, separate kitchen, double bedroom and three piece bathroom suite. Further benefits include free residents permit parking and 24 hour security/porter. Being located on the popular Galleons Lock the property is located within convenient walking distance of Gallions Reach DLR. Available furnished.

Hallway

Storage cupboard housing hot water tank, carpeted flooring.

Living Room 14' 0" x 10' 1" (4.26m x 3.07m)

Double glazed window to front aspect, wall mounted storage heater, carpeted flooring.

Kitchen 11' 9" x 6' 1" (3.58m x 1.85m)

Fitted with a range of eye and base level units with roll top surfaces incorporating a stainless steel sink and mixer tap. Washing machine cooker and fridge freezer. Double glazed window to side aspect. Vinyl Flooring.

Bedroom 12' 4" x 10' 0" (3.76m x 3.05m)

Double glazed window to side aspect, wall mounted heater, carpeted flooring.

Bathroom

Three piece suite comprising a panelled bath and shower attachment, low level wc and pedestal hand wash basin. Vinyl flooring.

Free Residents Permit Parking



First Floor

Approx. 39.5 sq. metres (424.8 sq. feet)



Total area: approx. 39.5 sq. metres (424.8 sq. feet)



SPENCER JAMES
RESIDENTIAL





SPENCER JAMES
RESIDENTIAL