



**Rick Roberts Way
London
E15 2FR**

Offers In Excess Of £333,000

bettermove

Rick Roberts Way London

Bettermove are proud to present this 1 bedroom flat in London.

The property benefits from double glazing, electric heating throughout.

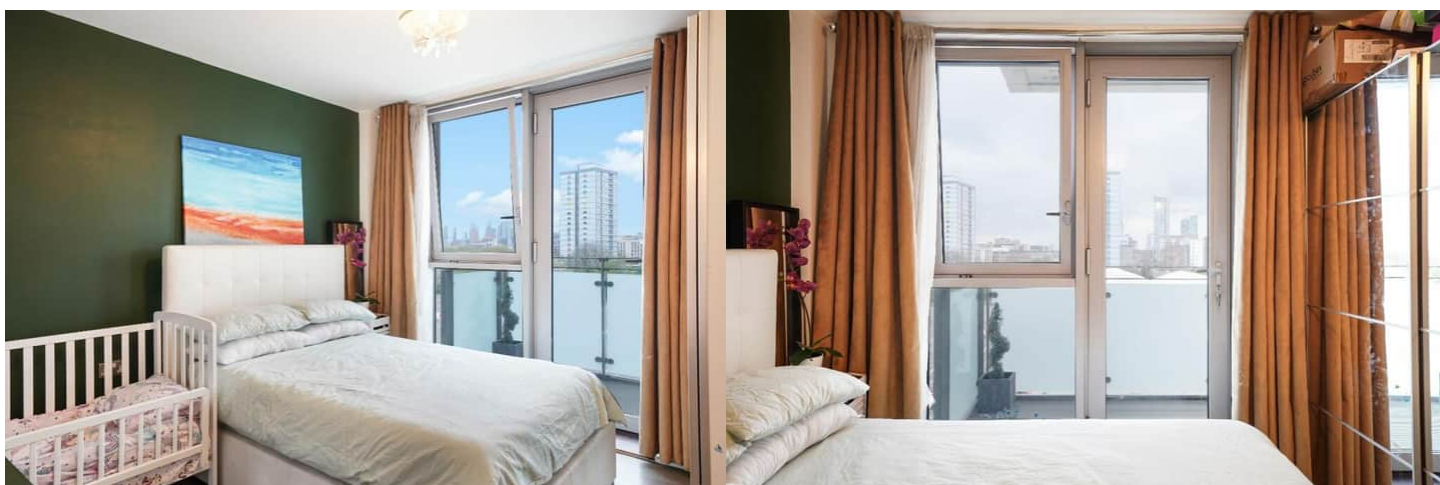
The council tax band is C.

This is a leasehold property with 125 years on the lease from 2011; the ground rent is £150pa and the service charge is approximately £250pcm.

The interior of this beautifully presented property comprises a spacious living room, fitted kitchen, 1 bedroom and the bathroom. To the exterior is a private balcony perfect for enjoying the morning sunrise over London.

Located in the popular town of Stratford, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from the A18, A12 and many local public transport routes.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

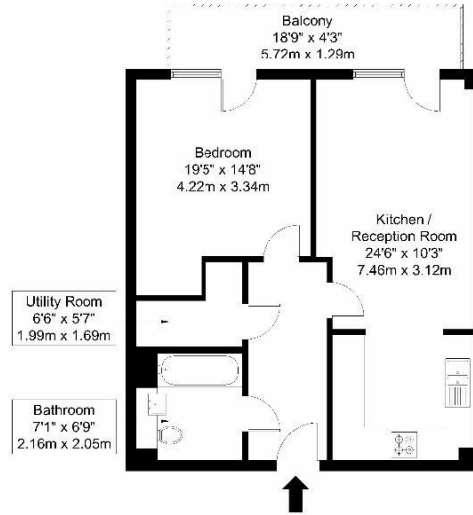


Rick Roberts Way, E15 2FR

Approx Gross Internal Area = 49 sq m / 527 sq ft

Balcony = 7 sq m / 75 sq ft

Total = 56 sq m / 603 sq ft



Fourth Floor

Ref:

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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+) A		
(81-91) B		
(69-80) C	82	82
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	



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