

KINGSLAND ROAD

LONDON E2 8DP

T B A
THE PROPERTY BROKERS

To Let

- 2 bed 2 bath
- 1269 sqft (approx.)
- Outdoor space
- Exposed brick
- Secure underground parking

Rarely available to the market is this 1,260 sqft (approx.) two bedroom penthouse apartment in Union Central, an early warehouse conversion on the Southern end of Kingsland Road.

The apartment benefits from a communal lift in the building which takes you up to the top (4th) floor. This duplex apartment has a mixture of different features including two double bedrooms (one with en-suite), a three piece main bathroom all accessed off the entrance hallway plus a large double height living space complete with mezzanine floor currently used as a kitchen/dining area. Outside space is also a rare commodity in London however this apartment has exclusive access directly off the living space to a private North/East facing balcony.



020 7993 6553

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Located at the lower end of Kingsland Rd, close to the Shoreditch High Street and Old Street junction, Union Central is just a 3 minute walk from Hoxton Overground Station or 11 minutes from Old Street on the Northern Line. The choice of notable restaurants, bars, clubs and local attractions in Shoreditch are endless plus Hoxton Square and the famous Columbia Road are all within easy reach.

This apartment also includes exclusive use of a secure underground car parking space within the building. Kingsland Road is extremely well connected by car as it connects numerous areas of London to the countryside and being one of the City's oldest Roman Road's the A10 will take you straight from Shoreditch to Cambridge.

Available 9th August 2021 and offered furnished.



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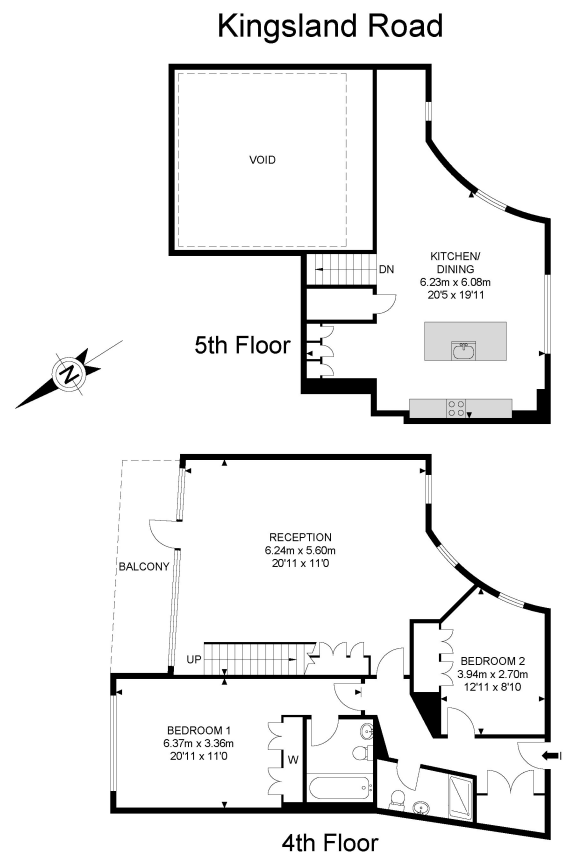
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APPROX. GROSS INTERNAL FLOOR AREA 1269.06 SQ FT / 117.90 SQM
(EXCLUDING VOID AREA)

APPROX. GROSS EXTERNAL FLOOR AREA 89.34 SQ FT / 8.0 SQM

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximated and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The service, system and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Photography and Floor Plan

SALES
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