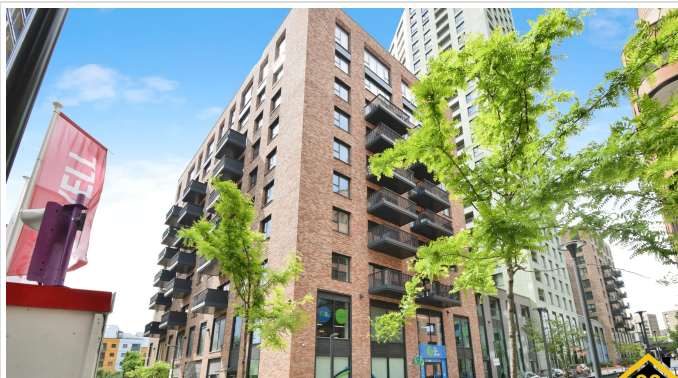
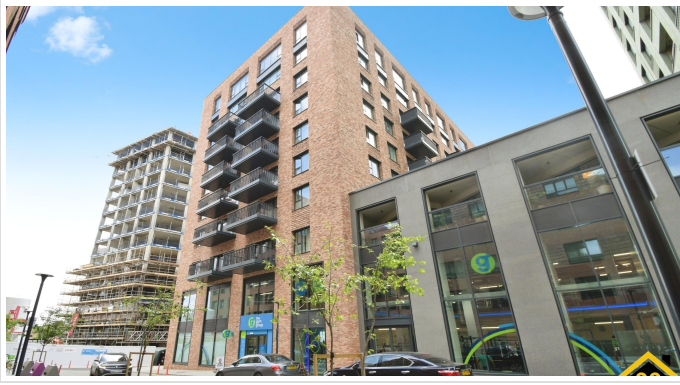


1 Bed Apartment In Riverstone Heights , 4 Mayfly Close, E3 3ZG £109,500





SHORT DESCRIPTION

Property Ref: 14933 We are pleased to present an exceptional Apartment located at Riverstone Heights, 4 Mayfly Close, E3. This wonderful residence boasts 1 bedroom, 1 bathroom, and 1 living room, offering ample space for comfortable living. Additionally, it features a fully-fitted kitchen, ideal for culinary enthusiasts, along with the convenience of a Balcony. Positioned in a prime location, this property offers easy access to a range of local amenities and public transportation, ensuring convenience for residents. Its proximity to esteemed schools and a college enhances its appeal, providing families with access to excellent educational opportunities. This residence embodies the perfect blend of comfort, convenience, and quality living, making it an ideal choice for discerning individuals or families seeking a place to call home. Ground floor of the building, Bromley-by-Bow tube station, 2 minutes walking distance (Zone 2). Tesco Super store 2 minutes walk and Coop store on ground floor, 15 mins on average to get to central london (direct links to central london through District Line and Hammersmith and City line), DLR station 10 mins walk with direct link to Canary Wharf, and the superfastfibre broadband internet pre-installed in the apartment. Located in zone 2 and with transport links to central London, a gym, grocery, and parks nearby, riverside living River Lea. Property Type: Apartment Full selling price: £365000.00 Pricing Options: Shared ownership Tenure: Leasehold Percentage to be sold: 30% Share price: £109500.00 Monthly rent based on 30% share: £661.03 Remaining lease (In Years): 987 Yearly Ground Rent Cost: £0.00 Yearly Management Cost: £1992.84 Council tax band: C EPC rating: B Measurement: Bedrooms, Bathrooms, and Living Room Parking : No Parking Outside Space: Balcony Possession of the property: Empty

1

Bed Room(s)

1

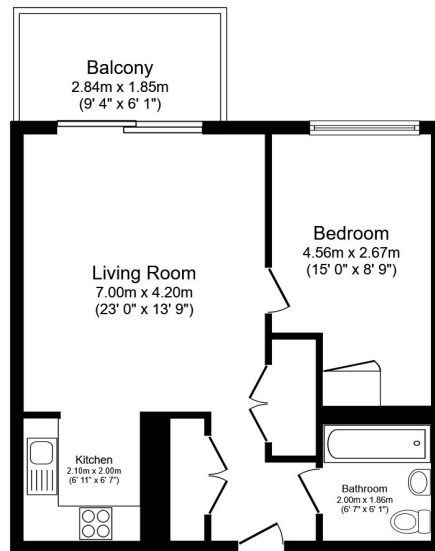
Bath Room(s)

1

Living Room(s)

FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.



Total floor area 48.3 sq.m. (520 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

EPC GRAPH

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.

Score	Energy rating	Current	Potential
92+	A		
81-91	B	86 B	86 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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