

2 Bed Apartment In Headwater Point 2 Dipper Drive, London, E3 3YQ £118,750





## SHORT DESCRIPTION

Property Ref: 16259 We are pleased to present an exceptional Apartment located at Headwater Point, London, E3. This wonderful residence boasts 2 bedrooms, 2 bathrooms, 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 Roof Garden and Residents, On street parking. 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. Property Type: Apartment Full selling price: £475000.00 Pricing Options: Shared ownership Tenure: Leasehold Percentage to be sold: 25% Share price: £118750.00 Monthly rent based on 25% share: £959.93 Remaining lease (In Years): 986 Yearly Ground Rent Cost: £0.00 Yearly Management Cost: £3082.68 Council tax band: D EPC rating: B Measurement: Bedrooms, Bathrooms, and Living Room Possession of the property: Occupied

2

Bed Room(s)

2

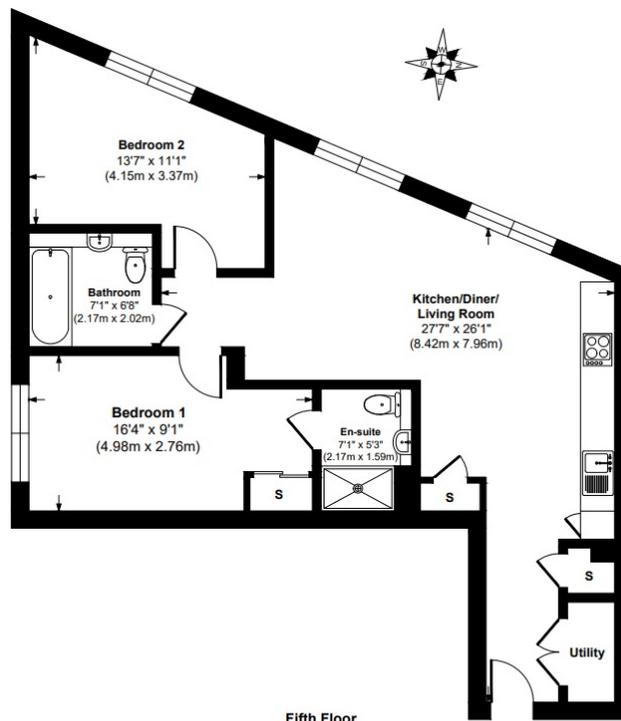
Bath Room(s)

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.



# EPC GRAPH

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Score	Energy rating	Current	Potential
92+	A		
81-91	B	87 B	87 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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