



HUNTERS[®]
HERE TO GET *you* THERE



Palmers Road, London, E2

£315,500

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A beautifully refurbished and exceptionally spacious one-bedroom apartment extending to approximately 721 sq ft (67 sq m), set on the ground floor of a well-maintained modern development on Palmers Road, E2.

This impressive home offers a bright, contemporary interior with generous proportions throughout, creating a rare sense of space for a one-bedroom apartment. The property has recently undergone refurbishment and is presented in excellent condition, featuring stylish finishes, neutral décor and attractive wood flooring.

The heart of the home is the large open-plan kitchen and reception room, a fantastic entertaining space with ample room for both living and dining. The sleek modern kitchen is fitted with contemporary units, integrated appliances and plenty of worktop space, while the reception area benefits from excellent natural light through large doors leading to the front of the property.

The spacious double bedroom provides a calm and comfortable retreat with plenty of room for additional storage or furniture, while the modern shower room has been finished to a high standard with clean, modern tiling and contemporary fittings.

Palmers Road is ideally positioned for the many amenities of Bethnal Green, Mile End and Victoria Park, with a fantastic selection of cafés, restaurants, and independent shops nearby. The green open spaces of Victoria Park and the Regent's Canal are within easy reach.

Excellent transport links include Bethnal Green Underground Station (Central Line) and Mile End Station (Central, District & Hammersmith & City Lines), providing quick access to the City, Canary Wharf and the West End.

KEY FEATURES

- Huge One Bedroom Apartment
 - 721 Sq Ft
 - Newly Refurbished
 - Excellent Transport Links
- Walking Distance To Victoria Park
 - Chain Free
 - 979 Year Lease



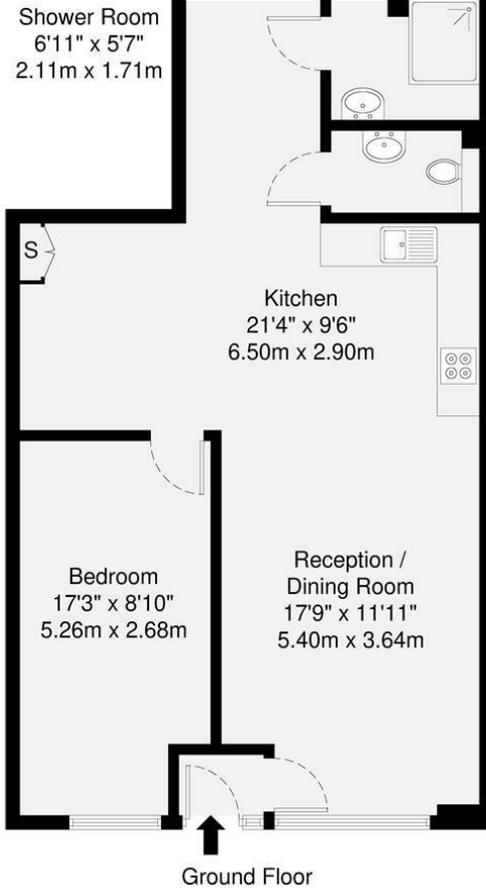




HUNTERS

Palmers Road, E2

GROSS INTERNAL AREA
67 sq m / 721 sq ft



GROSS INTERNAL AREA (GIA)
The footprint of the property
67 sq m / 721 sq ft

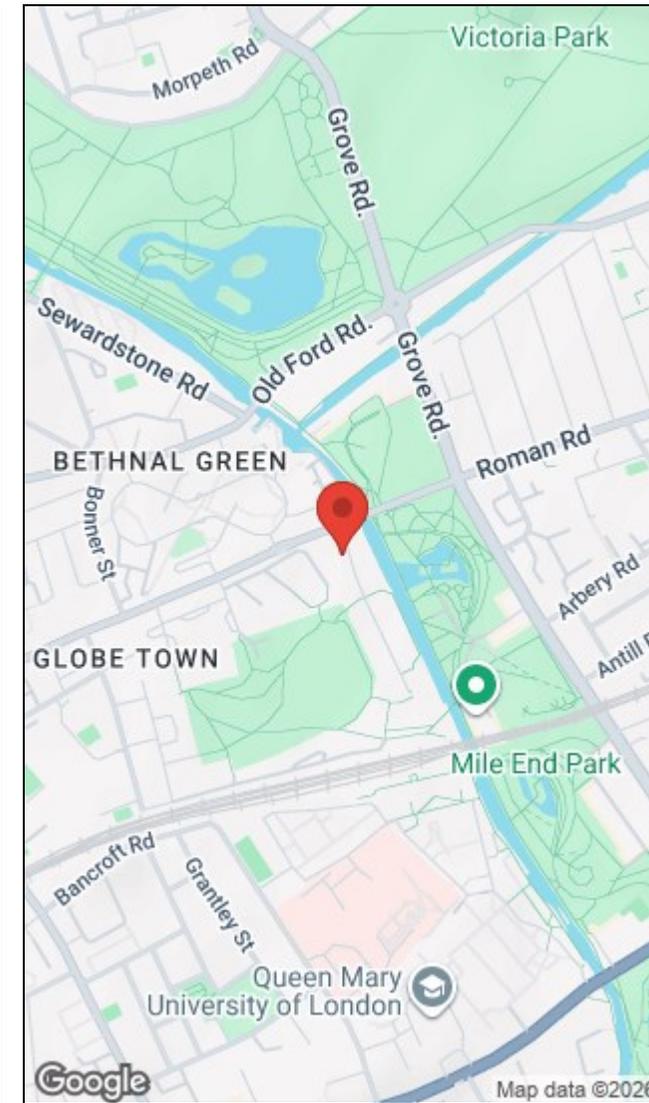
TOTAL STORAGE SPACE
Storage and wardrobe total area
0.2 sq m / 2 sq ft

EXTERNAL FEATURES
Garden, Balcony, Terrace, Verandah etc.
0.0 sq m / 0.0 sq ft

RESTRICTED HEAD HEIGHT
Limited use areas under 1.5m
0.0 sq m / 0.0 sq ft

Disclaimer: Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floorplan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

Maison
VUE



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
68	72
EU Directive 2002/91/EC	
England & Wales	

Environmental Impact (CO ₂) Rating	
Current	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
72	74
EU Directive 2002/91/EC	
England & Wales	

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