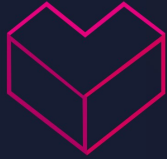


LOVE
LIVING



North Mill Apartments Lovelace Street, London, E8 4FE

£595,000



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£595,000

North Mill Apartments Lovelace Street

London, E8 4FE

- Two double bedroom modern apartment
- Floor to ceiling glazing
- En-suite to principle bedroom
- Allocated underground parking space
- Private balcony
- Timber flooring
- Excellent transport links

The Home -

A two-bedroom apartment on the second floor, with a private balcony and wide, open views across the neighbourhood. The plan is clean and efficient. Living space is prioritised, with a generous open room at its centre and bedrooms set back along a separate corridor. Light moves easily through the apartment, pulled in from full height glazing, giving the main space a calm, open quality throughout the day. The apartment also comes with an allocated underground parking space.

Timber flooring runs underfoot, paired with a restrained palette that keeps everything feeling easy and cohesive. North Mill is just moments from the popular London Fields, the vibrant Mare Street, and close to the green spaces of Victoria Park, Stonebridge Gardens and the Regents Canal path. The area is very well-connected with Haggerston Overground station seconds away and multiple bus routes, ensuring seamless travel across London.



The Indoors

The front door opens into a central hallway with built-in storage, setting a practical tone from the start. From here, the apartment opens into the main living space. The kitchen is set to one side, neatly arranged with integrated appliances and clean-lined cabinetry. It connects directly to the dining and sitting areas, which are arranged around light and proportion rather than excess. Full-height doors draw the outside in, opening onto the balcony and giving the room a sense of width and ease. There is space here to properly live in the room a full dining table, a comfortable seating area without compromise.

The bedrooms sit quietly to the rear of the plan. The principal room is well sized and straightforward, with space to breathe and has an en-suite bathroom. The second bedroom follows a similar line, while the third is more compact, lending itself easily to a study or flexible room depending on need. The main bathroom sit off the hallway and is arranged with a full bath and overhead shower. Both are clean, simple and in keeping with the rest of the apartment.

The Outdoors





The balcony is accessed directly from the living space and works as a natural extension of it. There's enough room for a table and chairs, the outlook is open, with rooftops and trees softening the view and creating a sense of distance from the street below.

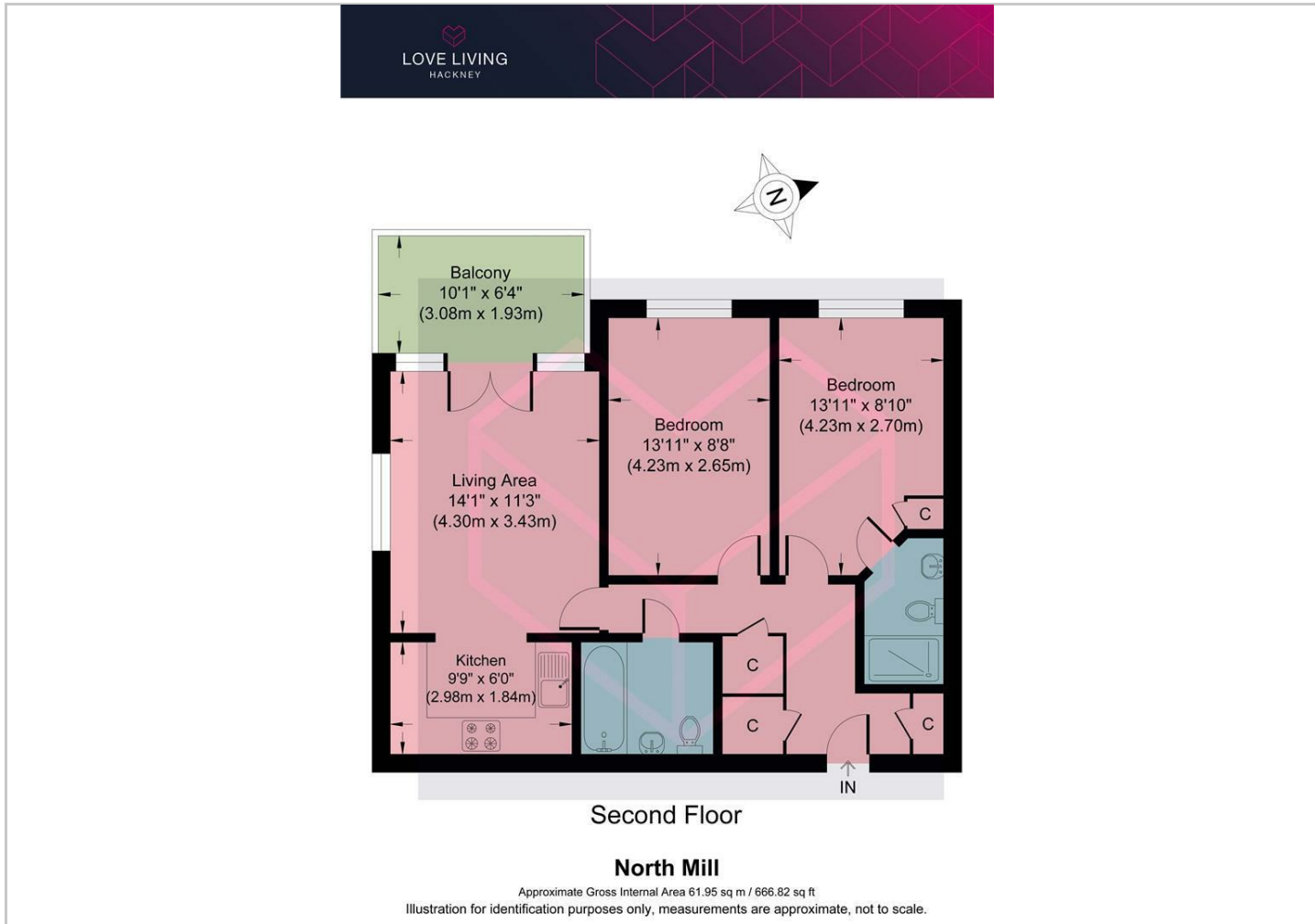
Loving The Location

North Mill is excellently located, just moments from the popular London Fields and vibrant Broadway Market, and close to the green spaces of Victoria Park and the Regents Canal path. There are numerous amazing restaurants locally, notably Lardo on Richmond Road, the renowned Angelinas on Dalston Lane, Elliots and Bright on Mare Street. Weekly markets take place at Victoria Park, Well Street and Broadway Market has a reputation for some excellent places to eat and drink; it also hosts a food market on Saturdays. The E5 Bakehouse, on the edge of London Fields, is excellent for freshly baked artisan bread and grains, and nearby Netil Market is a thriving hub of restaurants, breweries and coffee roasters. Broadway Market itself has a huge array of cafes, pubs, and restaurants to enjoy and on Saturdays it comes alive with the Market that brings wonderful food options and Vinyl, clothing stalls aplenty. London Fields is a short walk away and nestled in the middle is the famous London Fields Lido. London Fields Overground Station is a short walk away, as is Haggerston overground, both offering easy access into the City and West End.

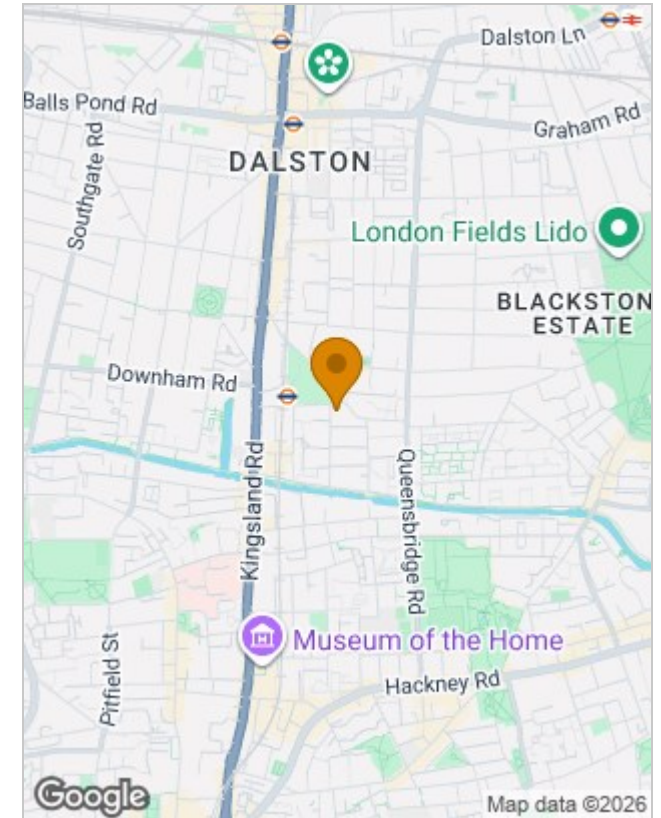




Floor Plans



Location Map



Energy Performance Graph

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	83	83
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Viewing

Please contact our Love Living Hackney Office on 0203 005 2600 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.