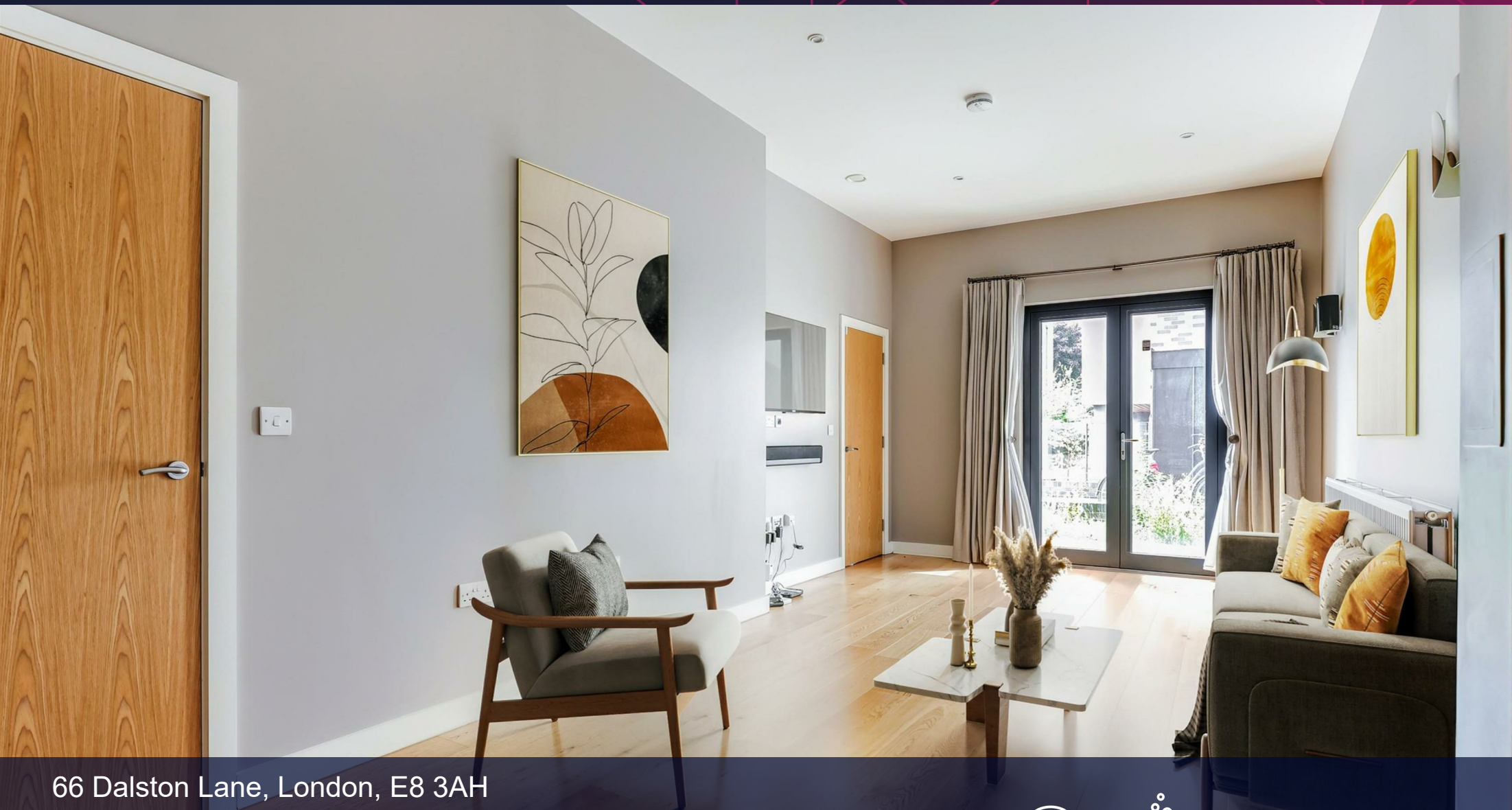




LOVE LIVING
HACKNEY



66 Dalston Lane, London, E8 3AH

Offers in excess of £700,000





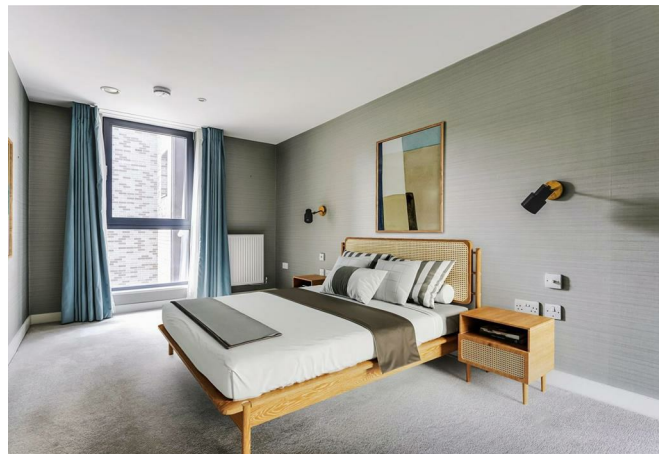
66 Dalston Lane

London, E8 3AH

- Front-facing terrace
- Villeroy & Boch bathrooms with Grohe taps and full porcelain tiling
- Chain free
- Located moments from Dalston Junction, London Fields, and Broadway Market
- Split level
- Fully fitted Sachsen Küchen with Bosch appliances
- Premium lighting from Flos, Graham & Green, and Ursula wall lights
- Engineered oak flooring, steel frame with concrete floors
- Secure by Design standards, EPC rating B, and sustainability credentials throughout
- Over 1,122 square feet

The Home –

This beautifully crafted two-bedroom, two-bathroom split level apartment in the prestigious Dalston Lane Terrace is over 1,122 square feet. Combining cutting-edge interiors and luxurious, sustainable living, set just a quarter-mile from Dalston Junction station, it offers exceptional connectivity to the City, Canary Wharf, and Central London. The apartment is finished to an exceptionally high standard throughout, with oak front doors, American white oak internal doors, and engineered oak wood flooring in the kitchen, living space, and hallway. This apartment also hosts sleek handle-less Sachsen Küchen units, to Bosch integrated appliances, Villeroy & Boch bathrooms, no detail has been overlooked. A short walk from London Fields, Broadway Market, and the Regents Canal, with some of Hackney's most celebrated restaurants, cafés, and green spaces just steps away this home offers the best of modern London living in a vibrant, walkable neighbourhood.



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The Indoors

Upon entering, you're welcomed into a contemporary space where the living area and kitchen flow seamlessly. A wall of floor-to-ceiling glass doors floods the room with natural light and provides direct access to your private outdoor terrace, a rare urban sanctuary. The kitchen is as functional as it is beautiful, with matte soft-close cabinetry, 20mm reconstructed stone worktops, an under-mounted steel sink, and a full suite of Bosch appliances including an oven, induction hob, dishwasher, and integrated fridge-freezer. Ample cabinetry offers storage for all your culinary needs. Also on this level is a stylish WC with sleek contemporary finishes, porcelain tiling, and a heated towel rack.

Upstairs, the main bedroom is a peaceful, light-filled retreat, featuring a walk-in wardrobe, ensuite bathroom, and floor-to-ceiling windows. The ensuite hosts a Villeroy & Boch bath with an overhead shower, Grohe Euro Smart taps, and elegant modern finishes throughout, including full-height porcelain tiled walls and a heated towel rail. The second bedroom also offers excellent proportions, ideal for a double bed and fitted wardrobes, with natural light streaming in from expansive windows. A main bathroom completes the floor with a walk-in shower, sleek sanitaryware, and mirrored LED-lit cabinet. Every room is equipped with efficient centralised heating delivered via a Heat Interface Unit (HIU), and white double convection radiators with thermostats, ensuring comfort and energy efficiency year-round.

The Outdoors

A feature of this home is its front-facing terrace, this offers the perfect spot for morning coffee or soaking in the neighbourhood energy with friends. Framed by Georgian-style architecture and mature urban landscaping, it extends your living space outdoors.

Loving The Location

The apartment is situated perfectly between Dalston, Islington, De-Bauvoir, Hackney Central and Newington Green. Close by is the entrance to Ridley Road market, considered by many to be the beating heart of Dalston's community. It has run every Monday to Saturday since the 1880s and includes over 150 stalls, offering fresh produce from around the world. Dalston has an eclectic range of bars, restaurants, cafes and lifestyle including Oren, Popo's Bagels, Brilliant Corners, Mangal II and many excellent pubs including the Hunter S and The Duke of Wellington.

Newington Green is a short walk away, at the heart of which is a four-way junction where Stoke Newington, Canonbury, Dalston and Green Lanes meet. Residents love Newington



Green because of the close community and village atmosphere. Plenty of tree-lined residential streets just off the main thoroughfare lead to a plethora of fantastic cafes, bars and restaurants, some of the highlights include the ever popular Jolene, Yield wine bar and the lady Mildmay pub. If you like to eat, drink and be merry, you're in for a treat here, it's approach road are sprinkled with bustling cafés, lively, dog-friendly pubs, and popular independent shops. The fresh veg from Newington Green Fruit & Vegetables. The north-east London postcode is high in demand and is awash with creativity, boutique shops and the latest restaurants.

Dalston Junction and Kingsland stations are moments away, providing transport links on the east/west and south-bound branches of the London Overground. Nearby Hackney Downs station provides links to Liverpool Street in less than ten minutes. Buses run regularly to London Bridge and the City from nearby Kingsland Road.

Dalston Lane is excellently located in central Hackney, just moments from the popular London Fields and vibrant Mare Street, 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 and Violet on Wilton Way.

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.





Floor Plans



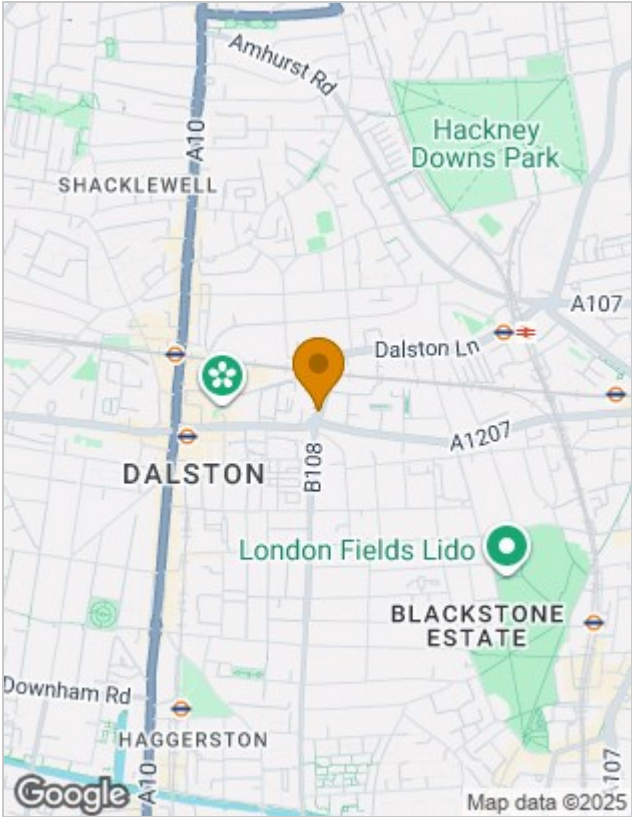
Viewing

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.

Studio 74, Containerville 1 Emma Street, London, E2 9DT
Tel: 0203 005 2600 Email: hello@loveliving.uk <https://www.loveliving.uk>

Location Map



Energy Performance Graph

