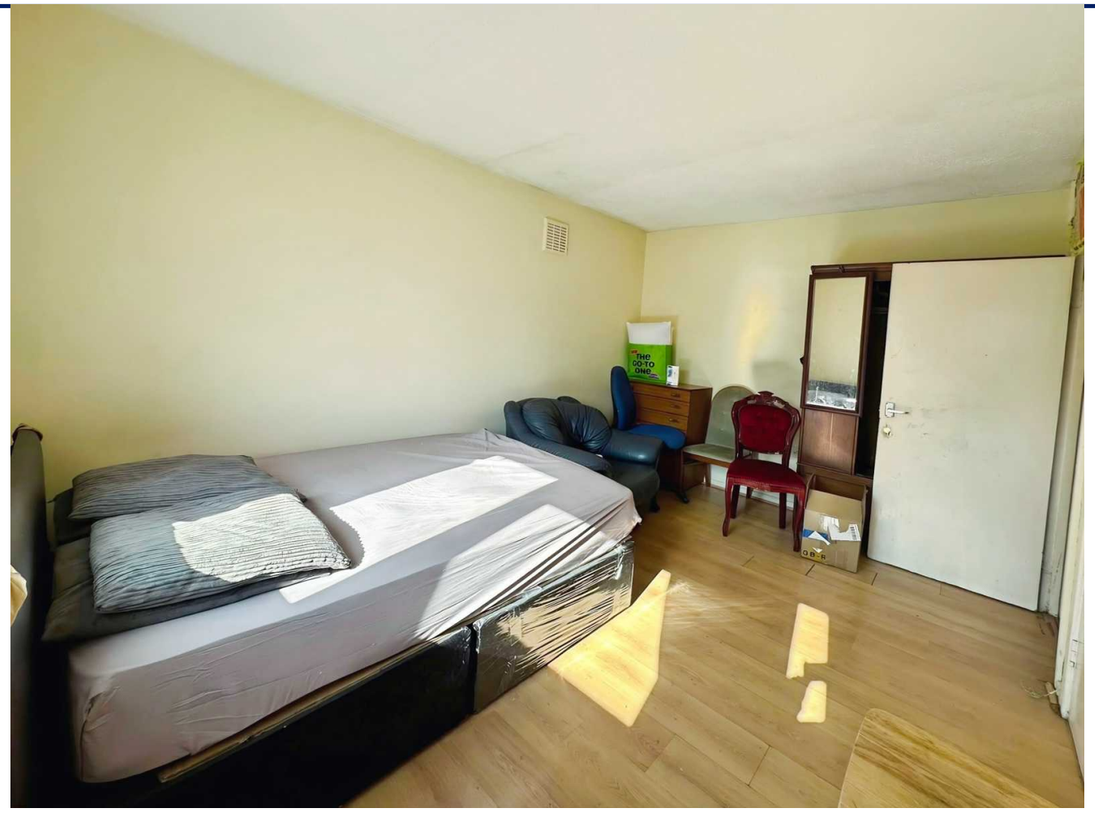
















Wren Close, London, E16

Asking Price: £300,000
Leasehold

Reeds Rains

reedsrains.co.uk

Wren Close, London, E16
Asking Price: £300,000 Leasehold

Council Tax Band: B
EPC Rating: C

A bright and airy three-bedroom, second-floor flat for sale near Canning Town Station in London E16, offering a practical layout with separate kitchen, good storage and excellent Jubilee Line and DLR transport links, ideal for first-time buyers or investors.

Reception Room
5.50 x 3.61

Kitchen
3.36 x 2.89

Bedroom 1
4.24 x 2.93

Bedroom 2
4.20 x 2.79

Bedroom 3
2.62 x 2.10

Bathroom
2.36 x 1.55

Additional Information
The lease is 125 years from 19/04/2004, the ground rent is £TBCpa, and the service charge is £1684.75pa. Lease, ground rent and maintenance details have been provided by the seller, but their accuracy cannot be guaranteed, as we may not have seen a copy of the original lease. Should you proceed with the purchase of this property, lease details must be verified by the solicitor.

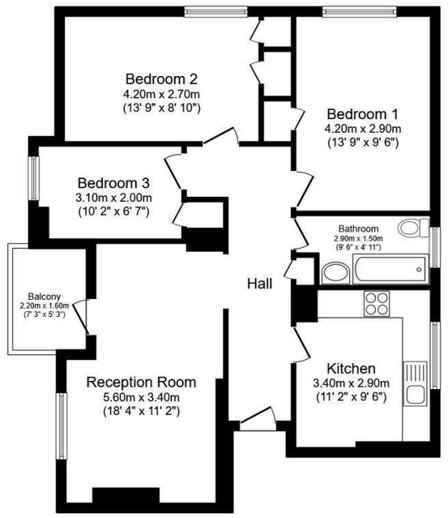
All Measurements
All Measurements are Approximate.

Laser Tape Clause
All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

Floorplan Clause
Measurements are approximate. Not to Scale. For illustrative purposes only.



For full EPC please contact the branch.



Second Floor

Total floor area: 76.0 sq.m. (818 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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.Propertybox.io

Reeds Rains is a trading name, independently owned and operated under licence from Reeds Rains Limited, by Move South Limited (company number 14729689), registered in England at 8/12 Military Road, Chatham, Kent ME4 4JA. VAT registration no: 437119106

We may refer you to recommended providers of ancillary services such as Conveyancing, Mortgages, Insurance and Surveying. We may receive a referral fee for recommending their services. You are not under any obligation to use the services of the recommended provider, which may also be an associated company of Reeds Rains.

Other important information which you will need to know about this property can be found at reedsrains.co.uk