



Mile End Road E1

Leasehold
2 Bed 1 Bath
719 sqft (approx)

This newly renovated and completely refurbished 2 bed 1 bath period conversion on the second floor spans 719 sqft (approx). and delicately combines modern finishes whilst maintaining parts of its historic heritage, with large sash windows and excellent ceiling height.

Located on Mile End Road within 'The Drill Hall' a building formerly used by the British Army and now home to 8 high end residential homes all accessed by communal lift and benefitting from ground floor bicycle storage.

- High spec fittings
- 10yr New Build Warranty
- Lift access

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The Drill Hall also provides quality workmanship assurances with a 10yr New Build Warranty (dated June 2024).

With wooden floors throughout, the spacious hallway leads you to the first double bedroom with the neighbouring principal double bedroom boasting an abundance of space alongside a vast amount of natural light via the huge twin sash windows, whilst the adjacent main bathroom includes a large bathtub and overhead shower.

Stylish yet minimalistic, the kitchen benefits from fully integrated, Bosch appliances and plenty of surface area for keen cooks, whilst the open plan living room has ample space for relaxing.

Mile End Road is an area of East London experiencing an exciting period of growth. Coffee shops and grocery stores are plenty whilst the vast array of local restaurants & pubs will never leave you short of options with local favourites including Tayyabs, The White Hart and the infamous Blind Beggar to name a few.

Transport links are convenient and easy with both Stepney Green Station (District/Hammersmith & City) and Whitechapel Station (Elizabeth Line, District/Hammersmith & City) within very short walking distance, giving you quick access across the City.

Tenure: Leasehold

Lease Length: 124 years and 6 months

Service Charge: £2,516 per annum (approx.)

Ground Rent: £1 per annum (approx.)

Parking: Car-free development

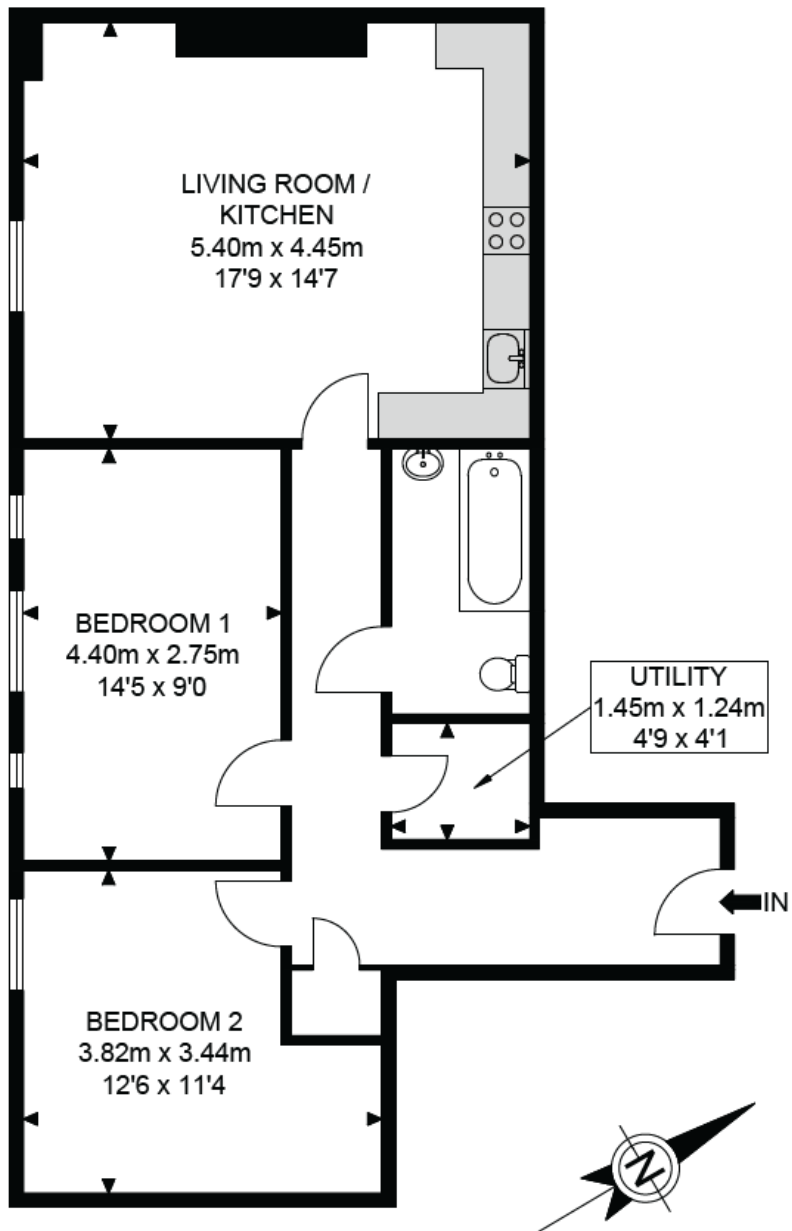
Local Authority: Tower Hamlets

Council Tax Band: C

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Drill Hall



2nd Floor



APPROX. GROSS INTERNAL FLOOR AREA 719.02 SQ FT / 66.80 SQM

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximated and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The service, system and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Photography and Floor Plan