



## Globe Road, London, , E1 4AL

**£1,850 PCM**

Elms Estates are delighted to be able to offer to the market To Let this Two Bedroom Maisonette split over two levels with amazing views across London.

Withy House is situated on Globe Road and offers excellent access to both Bethnal Green Tube Station (Central Line) and Stepney Green Station (District line and Hammersmith & City) which gives you great access into the city. There are also multiple bus routes into the City, West End and beyond.

Internally the property is light and spacious throughout with a good size reception room which gives you access to the balcony and a separate kitchen. On the first floor you have two double bedrooms, bathroom and a separate w/c.

The property is available to move in to immediately.

For more information or to arrange a viewing please do not hesitate to call in and speak with one of our Property Consultants.



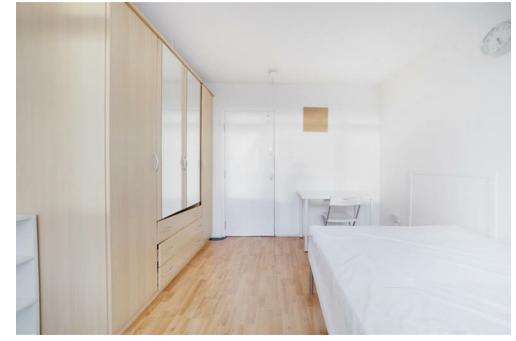
## Reception Room

11'5" x 11'1" (3.5 x 3.4)

## Balcony

## Kitchen

19'4" x 5'2" (5.9 x 1.6)



## Bedroom One

11'1" x 9'10" (3.4 x 3.0)

## Bedroom Two

11'1" x 9'10" (3.4 x 3.0)

## Shower Room

## W/C

## Material Information

Deposit: £2,134.61

Length Of Tenancy: One Year

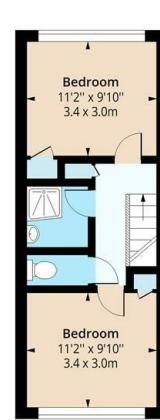
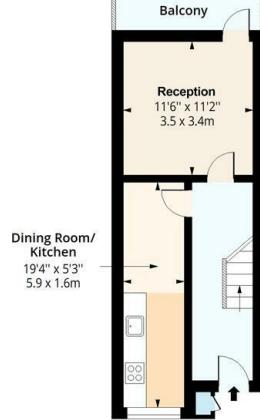
Council Tax Band: C



## Withy House, Globe Road, E1

Approx. Gross Internal Area 689 Sq Ft - 64.01 Sq M

Approx. Gross Balcony Area 41 Sq Ft - 3.81 Sq M



**Ninth Floor**  
Floor Area 338 Sq Ft - 31.40 Sq M

**Tenth Floor**  
Floor Area 351 Sq Ft - 32.61 Sq M



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.  
Date: 22/6/2023  
ipaplus.com

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-81) B			
(69-80) C			
(55-68) D		66	67
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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