



## Nelson Gardens, LONDON, , E2 7AA

### £1,900 PCM

Elms Estates are delighted to be able to offer to the market For Let this Two double Bedroom Ground Floor maisonette with its own Front Garden giving direct access to the properties front door.

The Property is located in a Quiet Residential cul-de-sac on the borders of the ever popular Jesus Green Estate and within Walking Distance of Bethnal Green Tube Station this property benefits hugely from the many small Green Spaces around and the Relaxed, Cool Feel of Columbia Road Flower Market will make for wonderful lazy Sunday morning strolls while the vibrant Broadway Market is within easy reach offering and array of shops and dinning experiences. This property really is set within the Heart of the East End with easy access to all of the Restaurants, Bars, Shops, Markets, Gyms, Parks, Galleries and Museums this Exciting Area has on offer.

Internally the Property offers spacious living accommodation with a good size lounge with separate kitchen, Two double bedrooms and bathroom with separate w/c. The property also benefits from Gas Central Heating and Double Glazing Throughout.

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
- Kitchen
- Bedroom One
- Bedroom Two
- Bathroom
- Separate W/c



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