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Maud Street, London, E16 1YU

Nestled in the vibrant area of Canning Town, London, this beautifully presented two-bedroom apartment on Maud Street is an exceptional find. Situated on the fourth floor of a popular development, this residence boasts a modern and stylish design that is sure to impress.

Upon entering, you are greeted by an inviting open-plan lounge that seamlessly connects to a well-equipped kitchen, complete with integrated appliances. This layout not only enhances the sense of space but also makes it perfect for entertaining guests or enjoying a quiet evening at home. The lounge opens up to a generously sized private balcony, providing a delightful outdoor space to relax and unwind.

The apartment features two spacious double bedrooms, with the main bedroom benefiting from an en-suite bathroom and a fitted wardrobe, ensuring ample storage and convenience. The family bathroom is equally impressive, featuring a contemporary vanity unit that adds a touch of elegance.

Offered for sale with no onward chain, this apartment presents a fantastic opportunity for both first-time buyers and investors alike. With its modern amenities and prime location, it is an ideal choice for those seeking a comfortable and stylish living space in London. Don't miss the chance to make this lovely apartment your new home.

£400,000 Leasehold

- TWO DOUBLE BEDROOM
- TWO BATHROOM
- PRIVATE BALCONY
- MODERN FITTED KITCHEN
- WITHIN WALKING DISTANCE OF CANNING TOWN STATION OFFERING BOTH JUBILEE AND DLR LINE
- REMAINING LEASE 137 YEARS
- GROUND RENT £350.00pa
- NEWHAM COUNCIL
- COUNCIL TAX BAND C

Lounge/Kitchen
25'2 x 10'7 (7.67m x 3.23m)
Lounge Area
Double glazed floor to ceiling window to front, door to a spacious balcony, electric radiators, laminated flooring

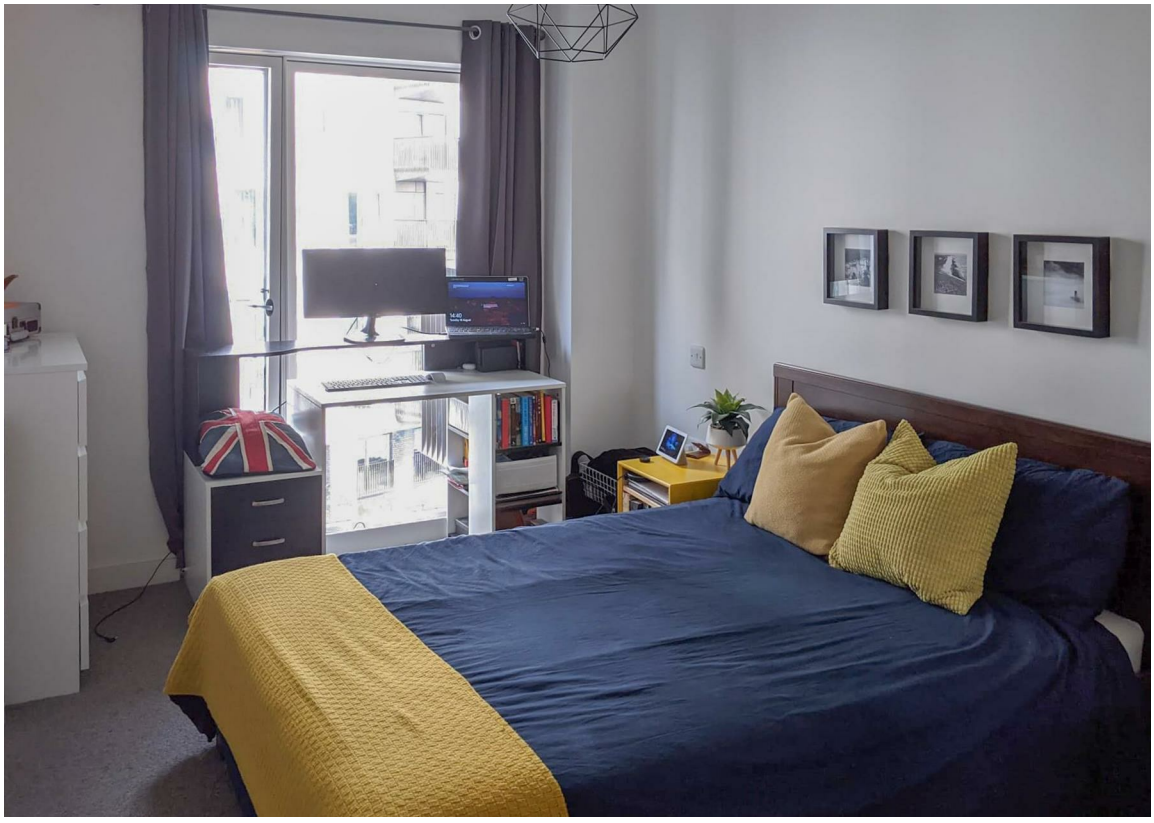
Kitchen Area
Inset sink with mixer tap, electric hods with slide out extractor fan, Bosch hobs, larder type Bosch oven, micro wave, integrated dishwasher, fridge/freezer a range of modern wall and base unit, laminated flooring

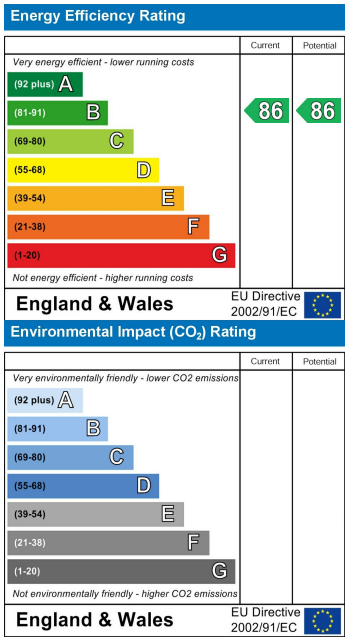
Bedroom one
14'1 x 9'3 (4.29m x 2.82m)
Double glazed windows to rear, electric radiator, glass fronted fitted wardrobe,fitted carpet, door to en-suite, Fitted carpet.

En-suite
Vanity enclosed wash hand basin, low level W/C, shower cubical, tiled flooring

Bedroom Two
14'5 x 9'1 (4.39m x 2.77m)
Double glazed window to rear, floor to ceiling windows, electric radiator, fitted carpet

L/Shape Hallway
Via hardwood door, video entryphone, storage cupboard housing washing machine, laminated flooring.





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