



KENNINGHALL ROAD, LONDON, E5
'OFFERS IN EXCESS OF' £500,000 FREEHOLD

A NEWLY REFURBISHED ONE BEDROOM PROPERTY WITH A PRIVATE GARDEN JUST A SHORT WALK TO CLAPTON STATION

Hackney | 020 8986 4216 | hackney@winkworth.co.uk

Winkworth



DESCRIPTION:

A beautifully renovated one-bedroom property in Clapton. The open plan living space and kitchen offers a modern contemporary finish throughout with all details considered when carrying out the refurbishment of the property. The spacious open plan kitchen and living area boasts an atmosphere of sociability and relaxation. The design is both functional and aesthetically pleasing, offering the perfect space for cooking, dining, and unwinding. This area also provides a stunning view of a private outdoor space. The property also benefits from a brand-new bathroom suite. The kitchen itself features fully integrated appliances that seamlessly blend into the modern design. New cabinets and worktops not only provide ample storage and preparation space but also contribute to the contemporary aesthetics of the space. The large double bedroom is flooded with an abundance of natural light and also provides direct access to the private garden. The outdoor space that's both enchanting and easy to maintain offers privacy features that allows enjoyment of the outdoors and to take advantage of having private outdoor space.

The property also benefits from private off-street parking.

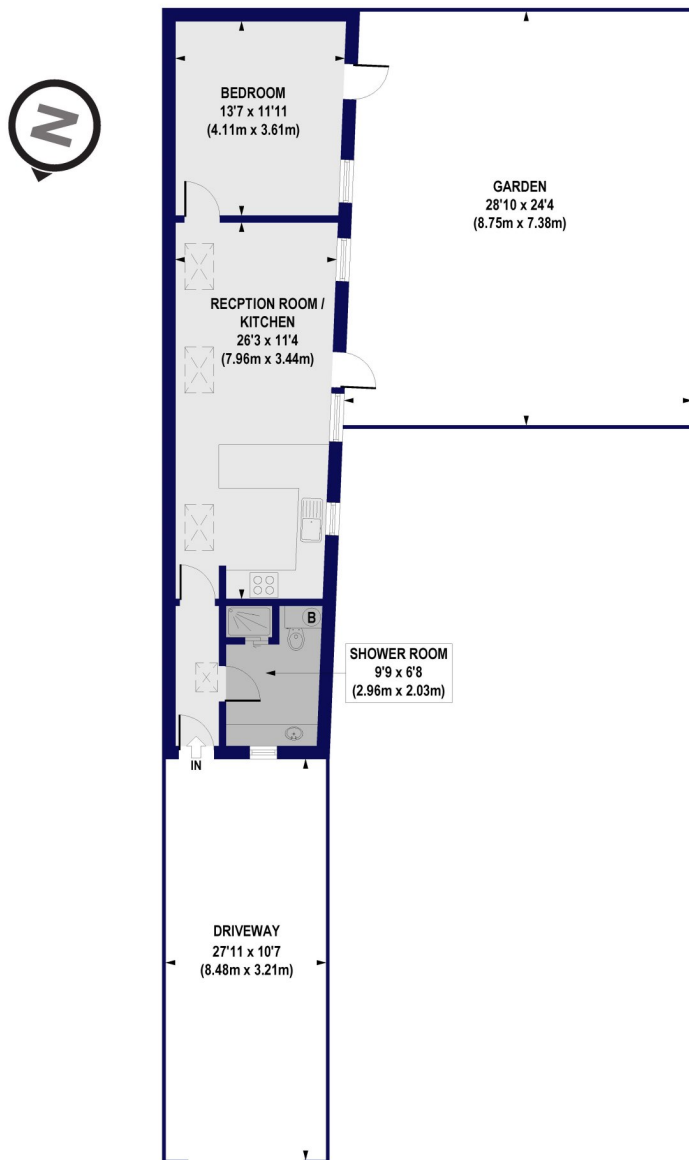
Perfectly situated between Rectory Road and Clapton Stations giving easy access to the City & West End while also just a stone's throw from Hackney Downs Park. It's also a short walk to North and South Millfields Recreation Grounds, Millfields Park and the popular weekend market on Chatsworth Road.

Winkworth



Winkworth

Kenninghall Road, E5
Approx. Gross Internal Floor Area 545 sq. ft / 50.59 sq. m

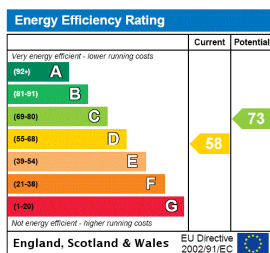


SECOND FLOOR

All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and do not constitute any warranty or representation by the seller, their agent or CP Creative. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of the information contained in these plans. This plan is for illustrative purposes only and should be used as such by any prospective purchasers.

Winkworth

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



Hackney | 020 8986 4216 | hackney@winkworth.co.uk

Winkworth

winkworth.co.uk

See things differently

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.