



RING HOUSE, SAGE STREET, LONDON, E1  
**£300,000 LEASEHOLD**

## A BRIGHT FIRST FLOOR ONE BEDROOM APARTMENT WITH SEPERATE KITCHEN

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## DESCRIPTION:

Standing at 519 sq. ft. is this well-presented one-bedroom apartment with plenty storage space, living room, family bathroom and separate kitchen only 0.1 mile from Shadwell Overground and DLR station. The separate kitchen offers plenty of worktop space and is fully fitted.

The property stands enviably on the fringes of St. Katherine's and Wapping. For the ease and convenience of commuters, the property lies near Cycle Superhighway. It is also ideal for easy access into the City and Canary Wharf via Shadwell DLR and Overground Station which is located 0.1 mile from the property as well as being within walking distance to an abundance of local amenities in St Katherine's Dock and Whitechapel.

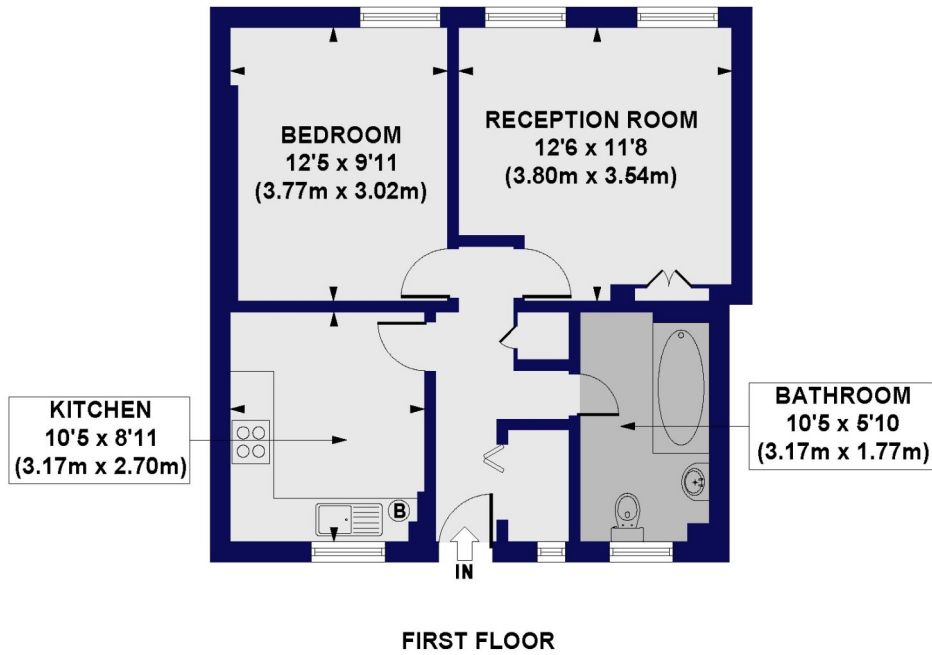
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**Ring House, Sage Street, E1**  
 Approx. Gross Internal Floor Area 519 sq. ft / 48.26 sq. m



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.



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.

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92)	<b>A</b>		
(81-91)	<b>B</b>		
(69-80)	<b>C</b>		
(55-68)	<b>D</b>		
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales		76	82
	EU Directive 2002/91/EC		

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