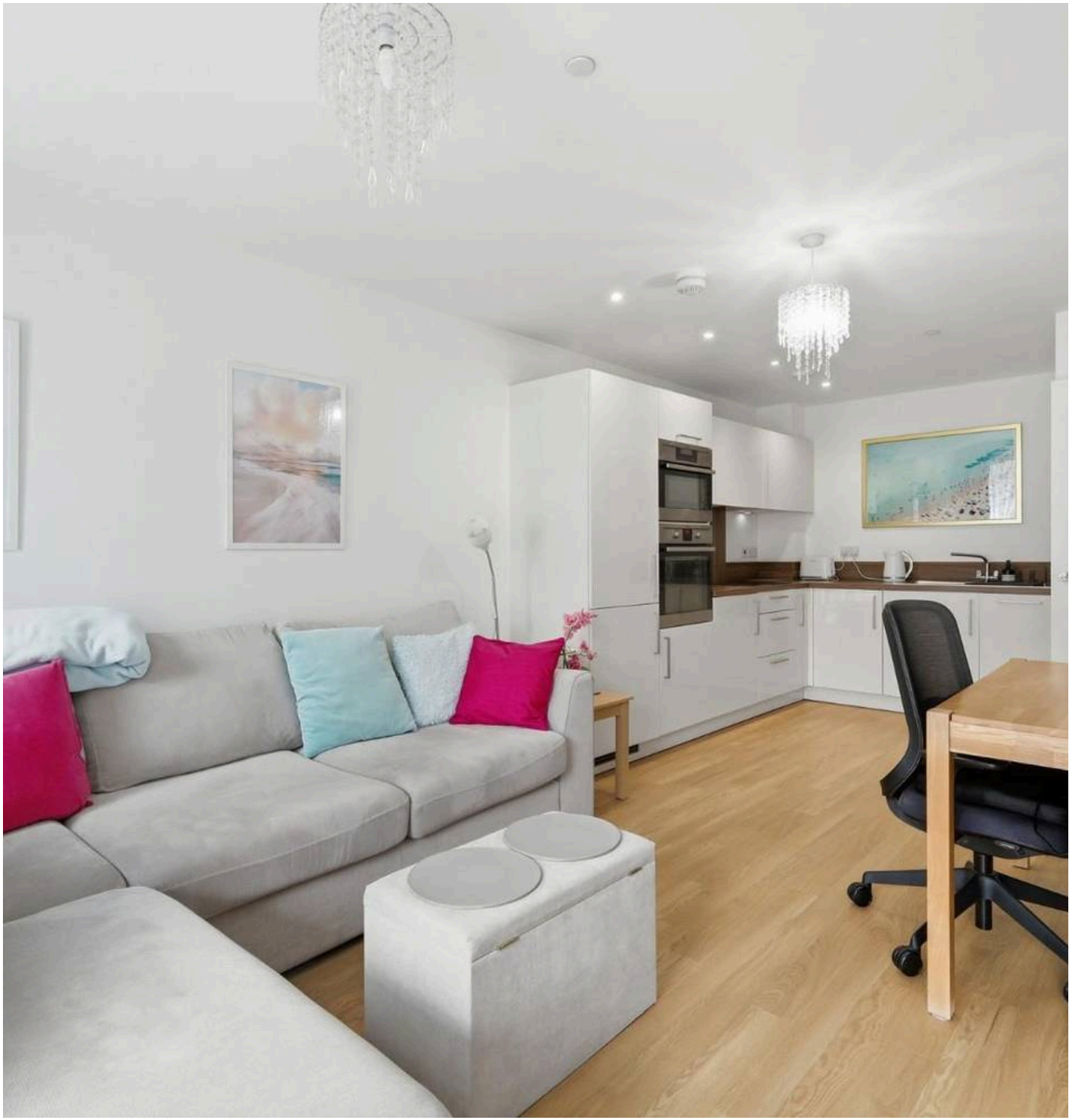
BUTLER & STAG

Ivy Point, Bromley-by-bow, E3

London

In Excess of £300,000



Ivy Point, London

Guide Price - £300,000 to £325,000 Positioned on the third floor of this purpose built apartment block in the sought-after St Andrews development, this one-bedroom apartment features a spacious open-plan living area, floor-to-ceiling windows, and a private balcony.

- One Bedroom Apartment
- EWS1 Compliant
- South Facing Aspect
- Concierge Service / Resident Only Gymnasium / Roof Terrace
- Private Balcony
- Open Plan Concept Living
- On Site Bicycle Storage
- Lift Access To All Levels
- 495 Sq/Ft Internal Living Space
- Bromley By Bow Tube Station Close By
- 3rd Floor
- Chain Free

AEG
AEG

Guide Price - £300,000 to £325,000

Presenting this modern one bedroom apartment, situated on the third floor of a sought-after development near Bromley By Bow Tube Station. Boasting a generous 495 sq/ft of internal living space with multi-zone underfloor heating, the property features an open plan living and kitchen area with a south facing aspect, ensuring plenty of natural light throughout the day. The stylish bathroom is finished to a high standard, while the spacious double bedroom offers a comfortable retreat. Residents benefit from a range of exclusive amenities, including a concierge service, access to a private gymnasium, and lift access to all levels. The apartment is offered chain free, making it an ideal choice for first time buyers or investors alike.

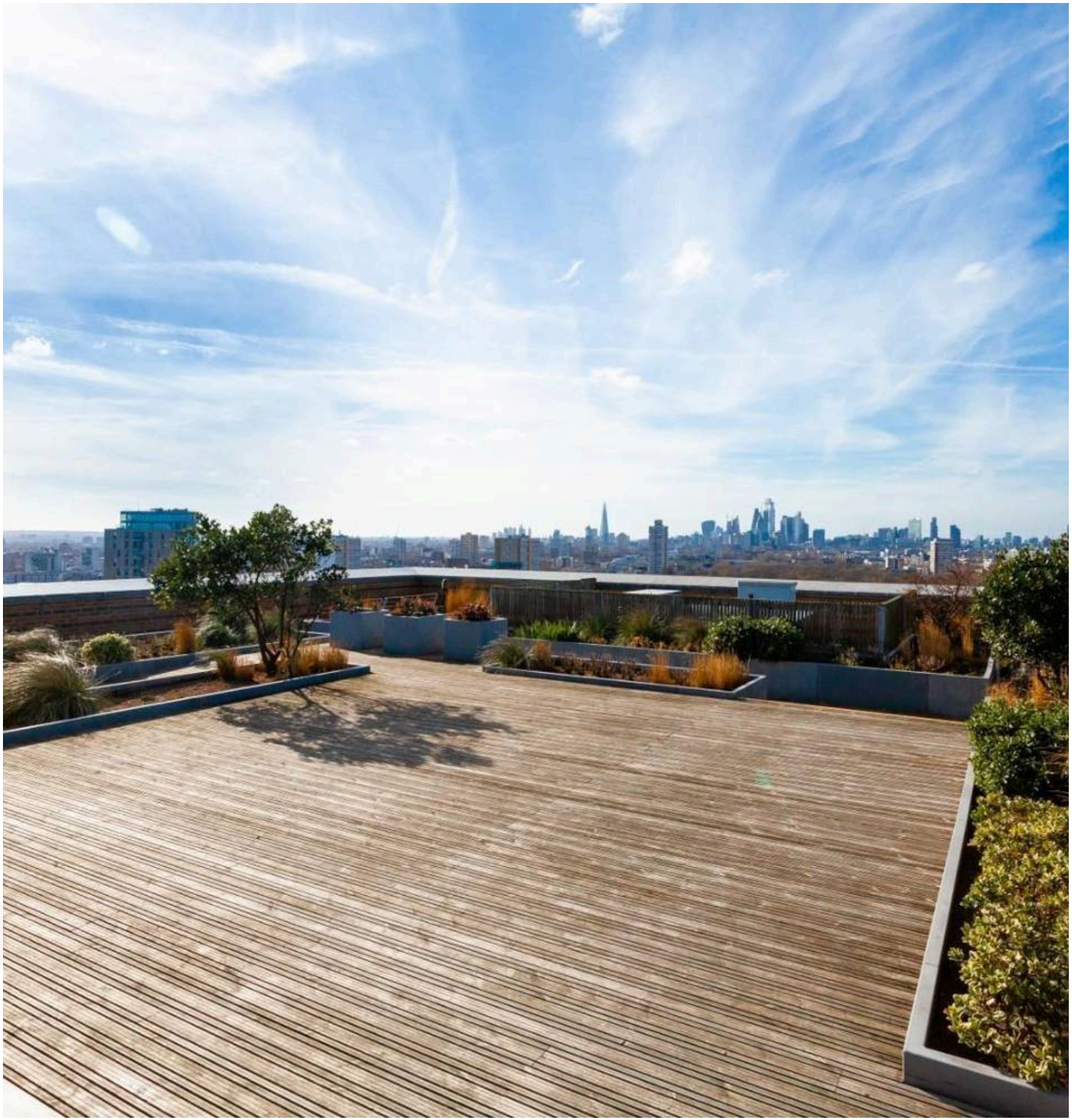
The property enjoys a private balcony, perfect for relaxing or entertaining and providing an excellent extension of the living space. Residents also have access to a large communal roof terrace (ideal for social gatherings or enjoying panoramic city views). Secure on site bicycle storage is available, catering to those with an active lifestyle. The development is well maintained, with landscaped communal areas that create a peaceful environment, while the convenient location ensures easy access to local parks, shops and transport links. This apartment seamlessly combines contemporary living with excellent outdoor amenities.

Council Tax band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:



Ivy Point

Approx. Gross Internal Area 46 Sq M (494.8 Sq Ft)

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Third Floor

Approx. 46.0 sq. metres (494.8 sq. feet)

Measurements are approximate and for illustration purposes only. While we do not doubt the accuracy and completeness, we advise you conduct a careful independent assessment of the property to determine monetary value.

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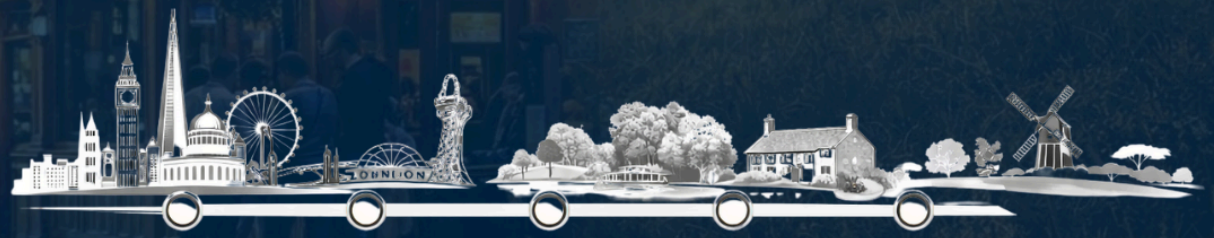
FROM EAST LONDON ENERGY TO WEST ESSEX EASE

We Make Moving Home Easy.

At Butler and Stag, we do more than just connect London to West Essex – we make the move seamless. With offices spanning from vibrant East London to the tranquillity of West Essex, we understand the nuances of each area and the journey people take between them. Our marketing goes beyond standard listings, showcasing every property with precision, creativity, and reach that others simply can't match. Coupled with an unparalleled attention to detail, from first enquiry to final move-in, we ensure every client and customer feels informed, supported, and confident. Simply put, we do the little things that make a big difference, setting us apart in every step of the property experience.



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Like what you see? **Let's talk**

BUTLER & STAG

Book your **FREE** valuation now

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IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.