



Arbutus Street London E8

£365 Per Week - Available 23/05/2019

150  
YEARS

HAMPTONS  
INTERNATIONAL

# Arbutus Street London E8

£365 Per Week - Available 23/05/2019

*A bright one bedroom apartment with warehouse features, open plan kitchen/reception, bathroom and private balcony. Located close to Haggerston overground station, bus links and amenities.*

One Bedroom | Open Plan Reception | Kitchen | Bathroom | Wooden Floors | Tall Ceilings | Private Balcony | Unfurnished | Live/Work Unit | Managed by Grainger.

## Description

A bright one bedroom apartment with warehouse features, open plan kitchen/reception, bathroom and private balcony. Located close to Haggerston overground station, bus links and amenities. The property is offered unfurnished and is a live/work unit.

## Furnishing

Unfurnished



ABILITY-PLAZA-4



ABILITY-PLAZA-1

## Hamptons Islington Lettings

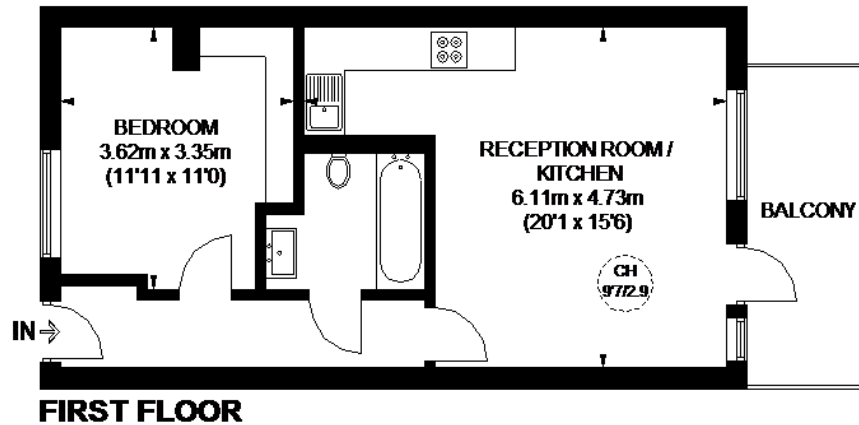
97-99 Upper Street, Islington

London N1 0NP

Tel: 0207 359 5675 - [islingtonlettings@hamptons-int.com](mailto:islingtonlettings@hamptons-int.com)

[www.hamptons.co.uk](http://www.hamptons.co.uk)

## Floorplan



## ADULT FLAZA

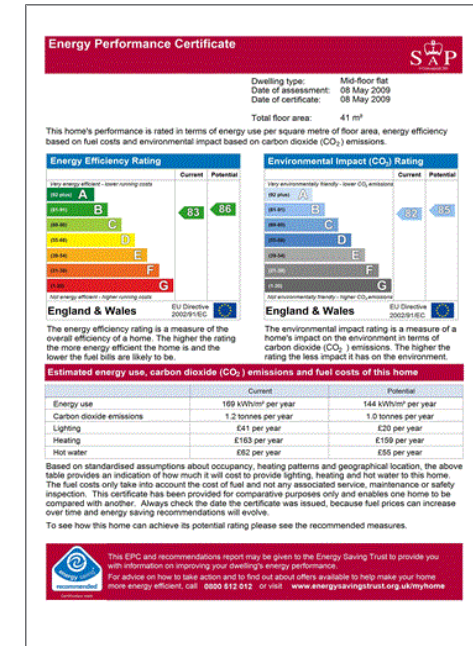


APPROXIMATE GROSS INTERNAL AREA  
493 SQ. FT. (45.8 SQ. M.)



**This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings not representative. Weighted energy cost is based on the proportions of this plan, please check all dimensions, shapes and compare listings before making any decisions about your home. Please be advised that components / our agents have not seen or assessed any building regulations or planning permission in relation to works carried out to the property (01 491 732)**

## Energy Performance Certificate (EPC)



**For clarification,** we wish to inform prospective tenants that we have prepared these particulars as a general guide. We have not verified permissions, nor carried out a survey, tested the services, appliances and specific fittings. Room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for carpets and furnishings. It should also be noted that all fixtures and fittings, carpeted, curtains/blinds, kitchen equipment and garden statuary, whether fitted or not, are deemed removable by the landlord unless specifically itemised with these particulars.

## Hamptons Islington Lettings

97-99 Upper Street, Islington

London N1 0NP

Tel: 0207 359 5675 - [islingtonlettings@hamptons-int.com](mailto:islingtonlettings@hamptons-int.com)

[www.hamptons.co.uk](http://www.hamptons.co.uk)

