

Flat 55, Siskin Apts, 142 Dunedin Road

£500,000 Leasehold

SPECTACULAR TOP FLOOR VIEWS • TWO STYLISH BATHROOMS • HUGE, OPEN PLAN, RECEPTION ROOM AND KITCHEN • PRIVATE BALCONY • CLOSE TO LEYTON TUBE STATION • FOLLOW US ON INSTA @E10HOMES_LEYTON

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Homes



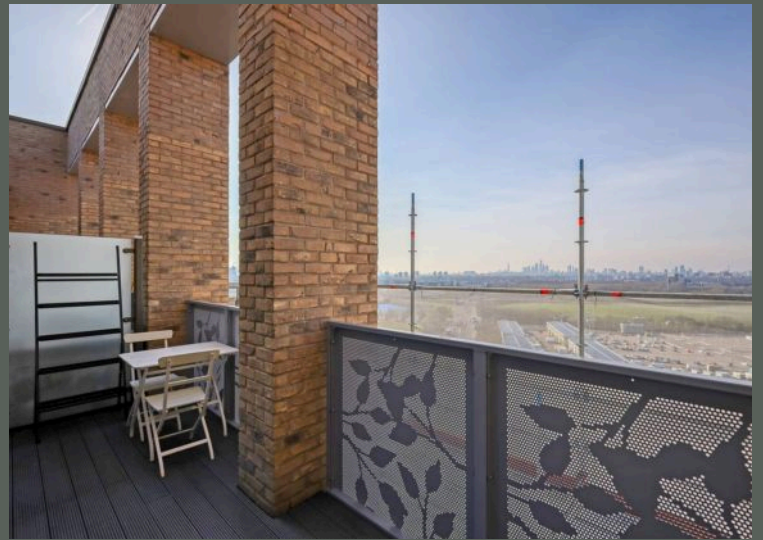
Located on the top floor of a smart modern development, your new home offers spectacular views of the surrounding area from every single window as well as the private, fully decked balcony. There's ample space out here for a table and chairs, making it the perfect spot for alfresco entertaining and relaxation. Sliding doors that open up from your balcony to a vastly spacious, open plan reception room and kitchen, all floored in immaculate, polished, engineered hardwood and decorated in gentle neutral tones. Glossy white cabinets line the kitchen area and surround a high level, integrated oven, while a smooth, pale grey splash back rests between the concealed extractor hood and electric hob. Your bathroom is a luxurious affair, fully tiled in more pale grey with a modern white suite, widescreen mirror over a recessed vanity shelf, a concealed cistern and a chrome mixer shower over the bathtub. Both your principal and second double bedrooms are on the corners of your apartment, with luminous, dual aspect, floor to ceiling windows framing those spectacular, top floor views. The principal bedroom comes with a stylish ensuite, with a refreshing walk in shower cubicle. Finally, there's a wealth of substantial integrated storage in the hallway, always a welcome bonus in London apartment living.

Council Tax band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B



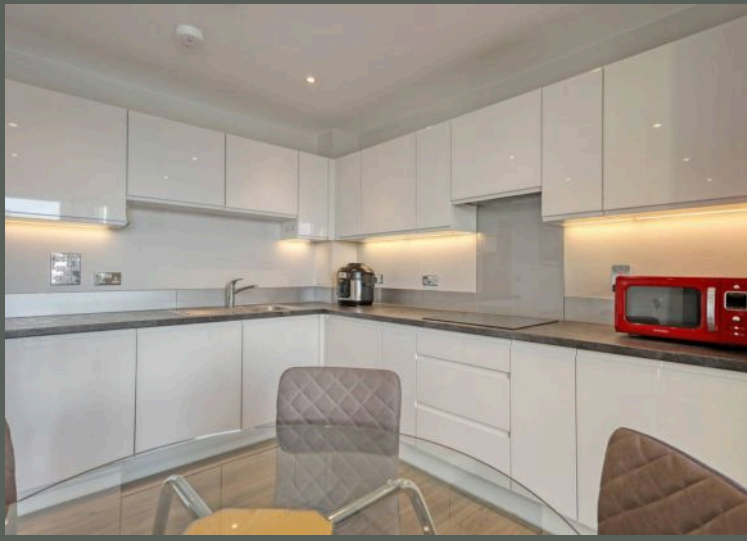
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YOUR NEW NEIGHBOURHOOD Leyton tube station is only ten minutes away on foot, where the rapid Central line takes you through to Liverpool Street in twelve minutes and continues on to Oxford Circus. It's also only one stop to Stratford, for multiple connecting Underground and Overground services and world class shopping and leisure facilities at Westfield. There's plenty of nightlife nearby, with High Road Leyton just a few minutes away on foot. Your new local gastropub, The Leyton Engineer, is a beautiful Victorian era building, originally Leyton's Town Hall and now a spacious dining spot with plenty of comfortable seating in intimate booths or in the large, beautifully refurbished bar area. Working your way up the High Road, you'll come across FIGO restaurant, where you can dine on authentic, Italian dishes within the contemporary, colourful interior. Further along again, and only ten minutes from your new building, there's another great pub, The Coach and Horses. This friendly, tile fronted gastropub has partnered up with the team from Karaoke to offer a Sri Lankan inspired menu. They also run regular live music nights. An easy five minute stroll takes you into the lush surroundings of the Leyton Valley and beyond into Hackney Marshes. There are endless ex



Fitfteenth Floor

Approx. 76.5 sq. metres (823.5 sq. feet)



Total area: approx. 76.5 sq. metres (823.5 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.
Plan produced using PlanUp.

Siskin Apartments

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