

# Easthaus



— Guide £1,250,000



— End of Terrace House



— 2 Bedrooms + 1 Office/Study



— 1 Bathroom



— Circa 937 sqft

## Elwin Street, Jesus (Green) Hospital Estate, Shoreditch E2

Tucked away on one of the most sought-after streets in the Jesus Hospital Estate conservation area, this charming two-bedroom end of terraced Victorian house offers a considered balance of period detailing and contemporary spatial design. The interior has been thoughtfully configured to maximise flexibility and light, while retaining the architectural character that defines this sought-after enclave of Bethnal Green.



# Easthaus



Set behind a handsome brick façade, the ground floor has been opened up to create a generous, free-flowing living and entertaining space that feels both warm and functional. Pine floorboards run throughout the living area, complemented by whitewashed walls and large sash windows that draw in natural light. The front of the house is anchored by a cosy sitting area, while the rear accommodates a well-considered kitchen with ample storage and worktop space, finished with clean lines and contemporary fittings. Just beyond, a versatile study / home office space, or easily adaptable as a small third bedroom, opens onto a secluded courtyard garden. The bathroom is also situated on the ground floor, and has been neatly integrated into the flow of the space without compromising its sense of openness.



Upstairs, the space has been reimagined to enhance both volume and natural light, with a striking vaulted ceiling. A well-proportioned double bedroom on the half landing, and a second double on the first floor that opens out into a spacious and beautifully bright reception room, currently used as an additional living space with views across to the green itself. There is scope, subject to the usual consents, to reconfigure this reception into a third bedroom if desired.

Throughout the home, thoughtful design choices enhance the feeling of space and calm. Period detailing, such as sash windows, have been retained where possible, while timber flooring has been introduced to complement the character of the building. Skylights and large windows ensure that light filters into every corner of the house.

## Area

Elwin Street is a peaceful, tree-lined street within sought after Jesus Green Hospital Estate, running adjacent to Columbia Road and its famed Sunday flower market.

This picturesque location still manages to retain a unique character and village feel whilst remaining walking distance the City of London. The surrounding area is brimming with independent coffee shops, acclaimed restaurants, quirky bars and exclusive retailers, notably on Columbia Road, Hackney Road, Brick Lane, Redchurch Street and Broadway Market.

As well as Jesus Green itself, the property is within easy reach of the green open spaces of both Haggerston Park and Hackney City Farm and close to London Fields and Victoria Park. Nearby transport links include Hoxton Overground Station (0.6 miles), Shoreditch High Street Overground Station (0.6 miles) and Bethnal Green Underground Station (0.7 miles). Liverpool Street Station is 1.2 miles and can be easily reached on foot or by train.

## Details

Tenure: Freehold

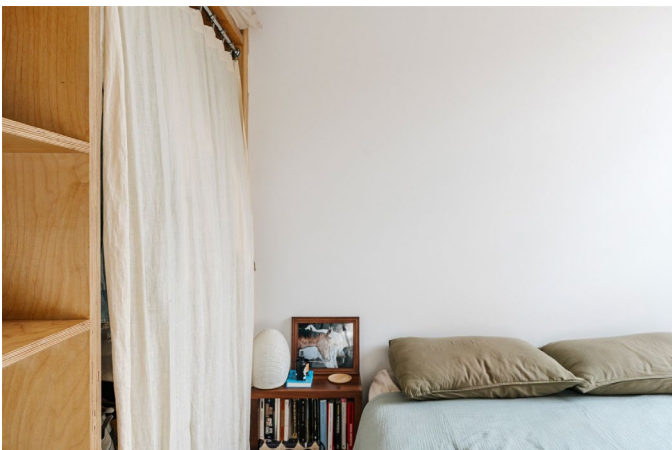
EPC rating: E

Council tax band: E, Tower Hamlets



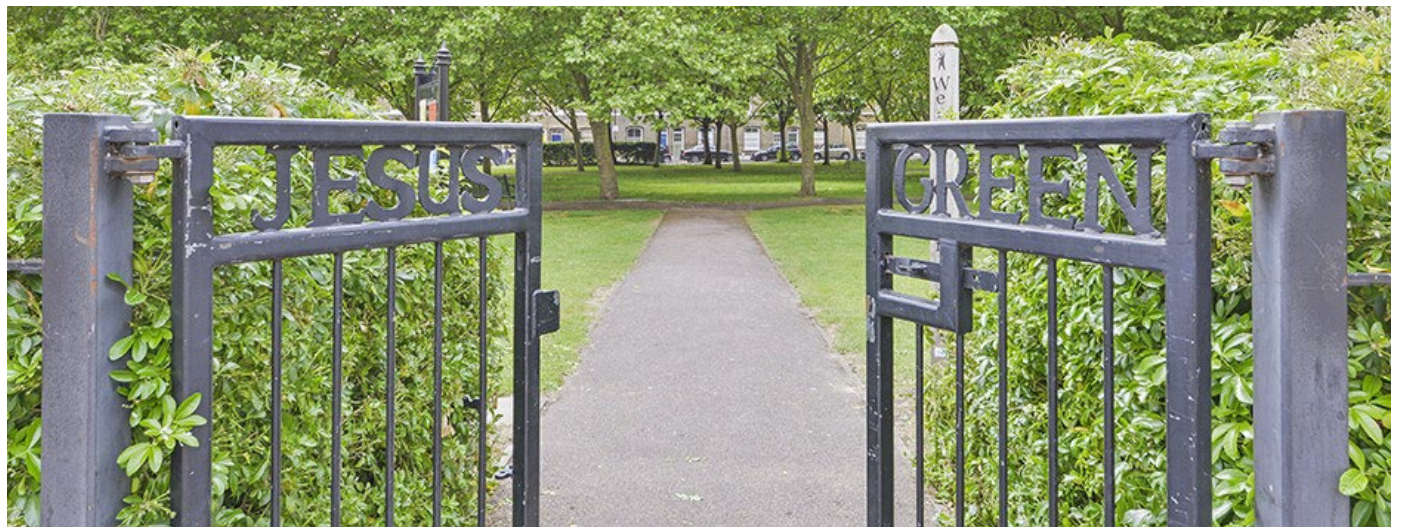


# Easthaus

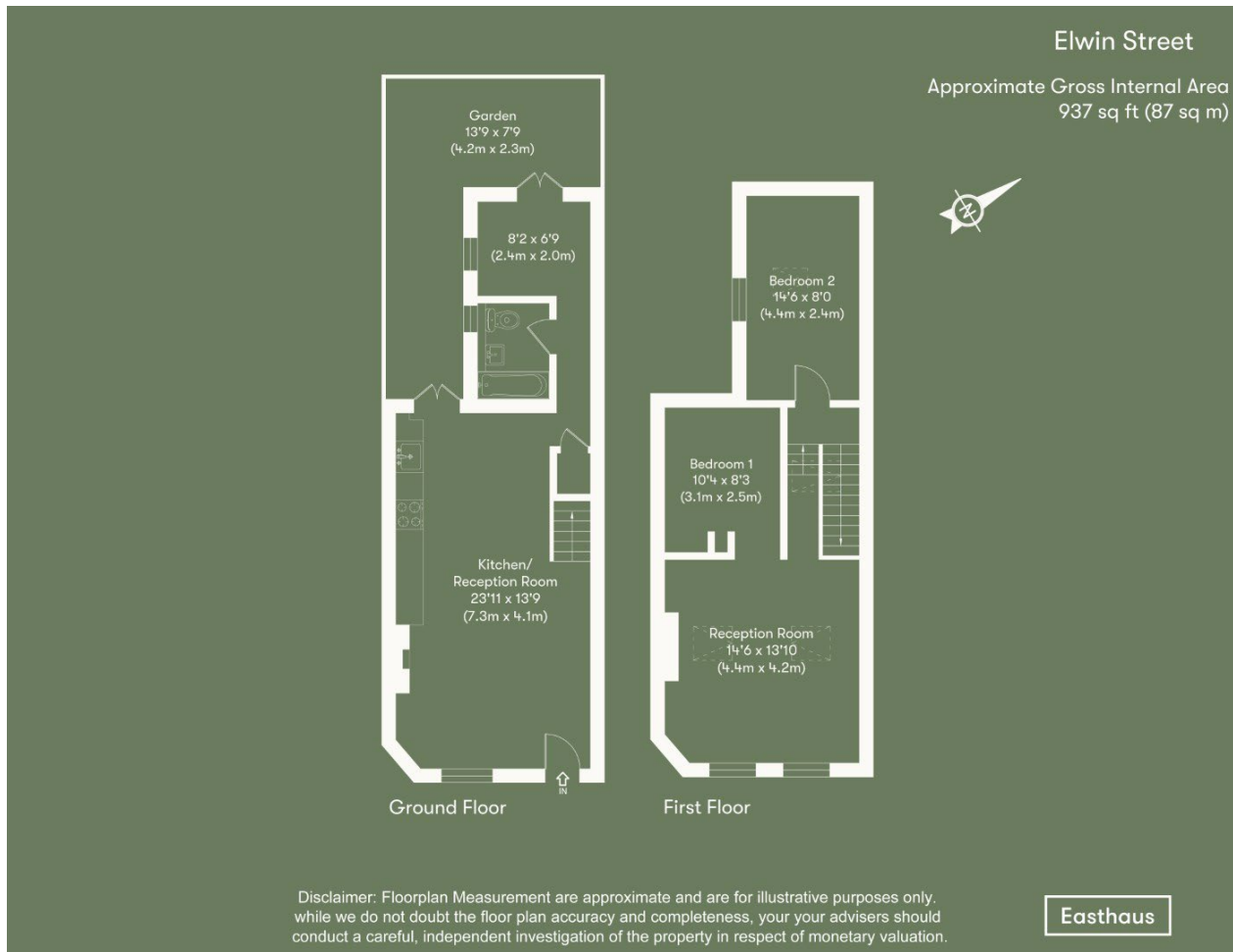




# Easthaus



# Easthaus



## Important notice:

1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Easthaus Limited in the particulars or by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Easthaus Limited nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agent(s), seller(s) or lessor(s). 2. Photos and floorplans: The photographs show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only. 3. Regulations, etc.: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. 4. VAT: The VAT position relating to the property may change without notice. 5. Particulars dated 13th June 2025. EastHaus Limited is registered in England with registered number 10275389. Our registered office is The Oast, New Road, East Malling, Kent, ME19 6BJ.

