



Chaucer Gardens, Aldgate East, E1

Asking Price: £800,000

Benham
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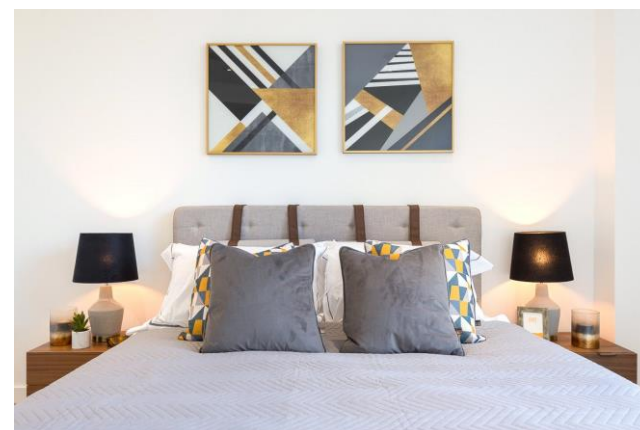
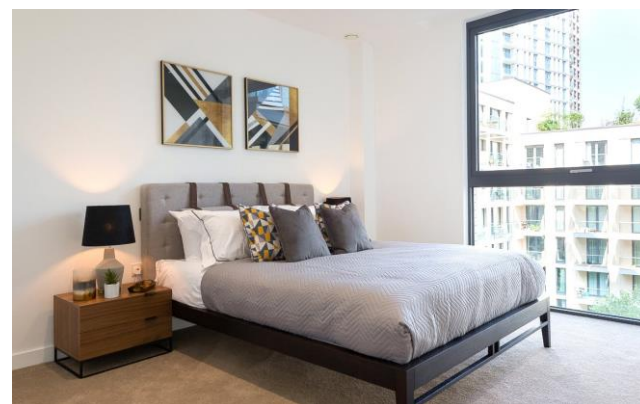
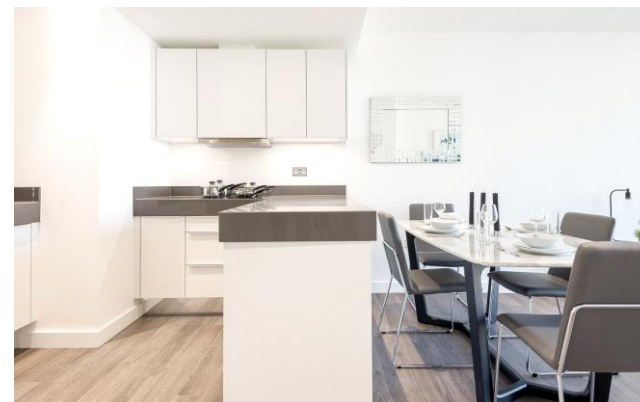
Chaucer Gardens, Aldgate East, E1

 1 Bedroom (s)  1 Bathroom (s)  Leasehold

This impressive 1 bedroom apartment on the 6th floor of Goodman's Fields, developed by St George, Berkeley Homes, offers a balcony with garden views and is finished to the highest standards, making it ideal as an investment or home. Residents enjoy exclusive amenities, including a gym, swimming pool, 24-hour concierge, private screening room and spa, all within walking distance of the City and Shoreditch.

The apartment is thoughtfully designed with spacious living areas, a generously sized double bedroom featuring a high-quality built-in wardrobe and a modern bathroom. The floor-to-ceiling windows provide plenty of natural light and showcase the beautiful garden views. The high-spec kitchen comes fully equipped with integrated appliances, including a fridge-freezer, oven, hob, and dishwasher.

Conveniently located in Aldgate, the apartment benefits from excellent transport links with Aldgate and Aldgate East stations just a short walk away.





Property Features:

- 1 bed Apartment
- 720 Square Feet (Approx.)
- 6th Floor
- Balcony
- Gym
- Residents' Lounge
- Private Cinema
- Swimming Pool
- 24-Hour Concierge



6th floor

Approx Gross Area: 67 sq m / 720 sq ft



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B	86	86
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

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Terms & Conditions:

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Asking Price:	£800,000
Tenure:	Leasehold Expires 31/12/3011 Approximately 987 Years Remaining
Ground Rent:	£500.00 (per annum) Year 2024
Service Charge:	£4,597.26 (per annum) Year 2024

Viewings:

All viewings are by appointment only through our Canary Wharf Office.

Our reference: CWH230294

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W: www.benhams.com

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