



**Caspian Wharf, 1 Yeo Street, E3 3AE**

Price:

£ 275,000

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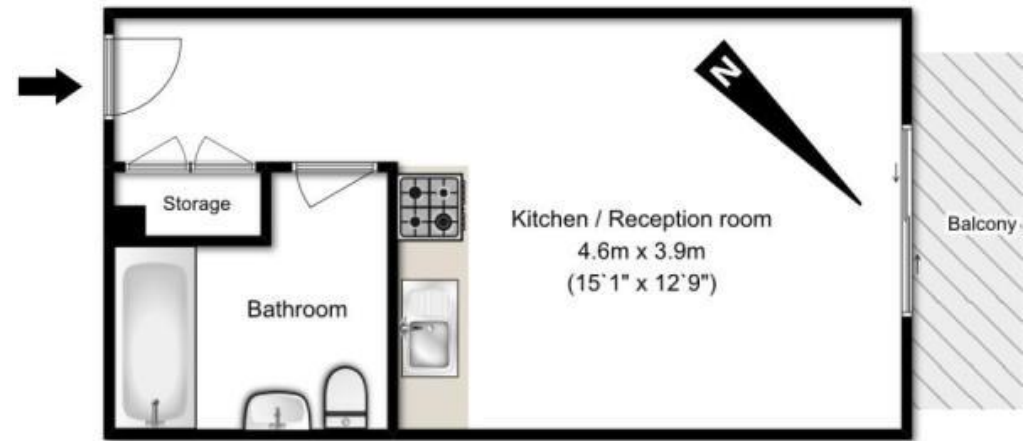
## OVERVIEW

\*Being sold chain free\* A well positioned third floor studio apartment with private balcony in Caspian Wharf, E3.

The apartment has been carefully designed to offer the best open plan living space, kitchen with integrated appliances as well as a good sized separate bathroom. The apartment is finished to a high standard with hardwood flooring throughout and further benefits a private balcony.

## KEY FEATURES

- 3rd Floor Studio Apartment
- Open Plan Living
- On-Site Gym & Concierge
- Hard Wood Flooring
- Private Balcony Space
- Lease term: 115 Years aprx
- Ground Rent: £250 pa
- Service Charge: £1200 pa
- Estimated Rental: £1200 pcm
- 5.3% gross yield - Perfect Buy To Let Product



APPROX. GROSS INTERNAL FLOOR AREA 322 SQ FT | 30 SQ M  
Floorplans are for identification and guideline purposes only, not to scale.  
Compliant with RICS code of measuring practice.

