

# Castles



ASKING PRICE

**£800,000 Freehold**  
**Overbury Street**

London, E5 0AW

Castles

## PROPERTY SUMMARY

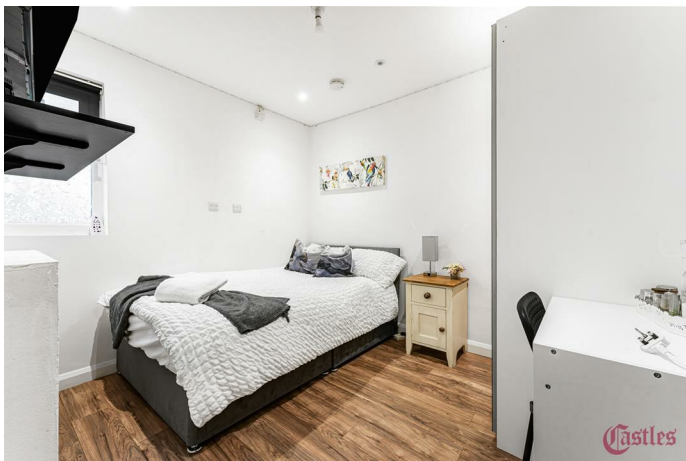
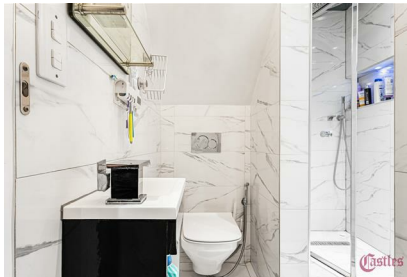
Situated on the ever-popular Overbury Street E5, this spacious four-bedroom home is being offered on a chain-free basis and presents an excellent opportunity for families seeking comfort, space, and convenience. Extending to approximately 1,268 sq ft, the property provides well-balanced accommodation throughout, ideal for modern living.

The ground floor welcomes you with a generous reception room, perfect for both entertaining and everyday family life. Large windows allow for an abundance of natural light, creating a bright and inviting setting. Upstairs, the property comprises four well-proportioned bedrooms, each offering ample space for relaxation, home working, or growing family needs. The layout is practical and versatile, making it easy to adapt to individual requirements.

Located within the vibrant Lower Clapton area of the London Borough of Hackney, the neighbourhood is particularly renowned for the ever-popular Chatsworth Road, known locally as "The Village." Offering a fantastic selection of independent cafés, restaurants, boutiques, and convenience stores, it also hosts a well-loved Sunday market that draws visitors from across East London. The property is within short walk of the expansive green open spaces of Hackney Marshes and Millfields Park, offering acres of parkland, riverside walks along the River Lea and outdoor leisure facilities ideal for families, runners, and dog walkers alike.

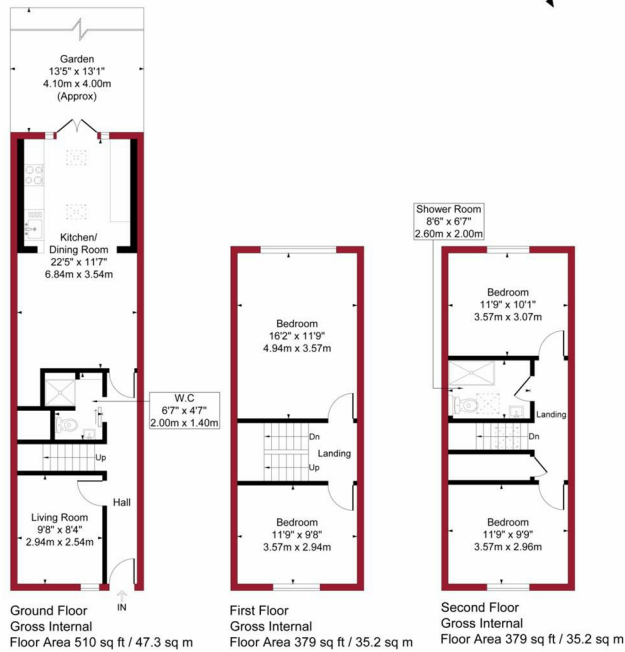
Clapton, Homerton, Hackney Central and Hackney Downs stations are all within easy reach, offering convenient connections into the City, West End and beyond. With well-regarded schools and everyday amenities close by, this property presents a superb opportunity to acquire a substantial family home in a well-connected and established East London neighbourhood.





Overbury Street, London, E5

Approximate Gross Internal Area = 1268 sq ft / 117.7 sq m



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



### Transport

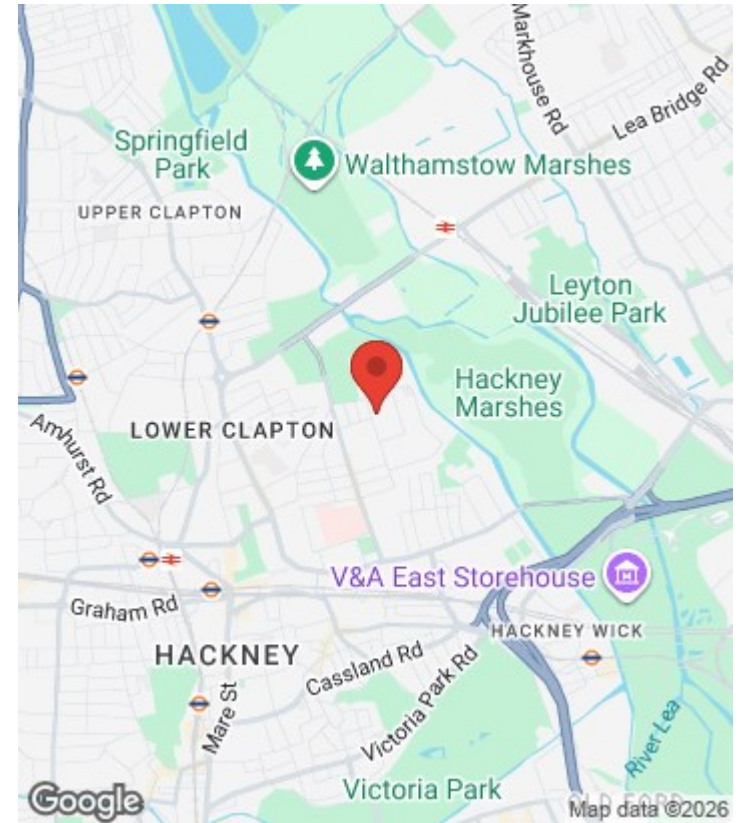
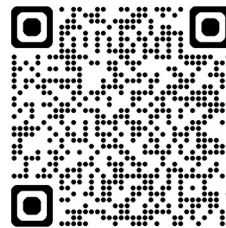
The area is served well through a network of local bus routes and train services. (Hackney Downs Main Line Station into Liverpool Street and Homerton & Hackney Central Stations on the North London Line

### Shopping And Leisure

A diverse selection of shops, restaurants, bars and cafés accompanied by an array of local heritage sites, theatres and recreational facilities can be sourced locally.

### Directions to the office

If you are visiting the office by car you will find parking in the side roads off Lower Clapton Road or pay & Display directly outside our office in Median Road. (Turn into Powerscroft Road(one-way) and right again into Median Road).



House

Freehold

**Council:** Hackney

**Council Tax Band:** C

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



#### OFFICE ADDRESS

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#### OFFICE DETAILS

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