








Ceylon House, Goodmans Fields, Alie Street, Aldgate, E1

OIEO **£550,000** | Leasehold



Ceylon House, Goodmans Fields, Alie Street, Aldgate, E1

-  1 Bedroom
-  1 Bathroom
-  1 Reception
-  Private Balcony
-  Local Amenities
-  0.2 MI Aldgate East
-  0.6 MI Whitechapel

The corner one bedroom unit on the top floor of Ceylon House in Goodman's Field, a modern mansion development. The sun-filled apartment has been well-cared for by its current owners with a clever interior layout. Comprises a bright living/dining area with a open-plan kitchen, which is fully integrated, generously sized and has been well-used by its resident chef. The bedroom is larger than the typical size for this kind of apartment, offering ample space to include a home office and reading nook. A walk-in closet is an added bonus.

Despite its exceptional urban location, the unit's aspect is remarkably peaceful and quiet - a cosy perch above the hubbub of the city which seems miles away. A south-

facing balcony overlooks a tranquil garden court. In times of good weather, it's an ideal place for having an al fresco drink.

Ceylon House is located within Goodman's Fields, an award-winning contemporary development. The House has a strong community feel with an active Residents' Association who look out for one another; a Curzon Cinema is downstairs; one of London's largest branches of Waitrose is down the road. The location can't be beaten - only a five-minute walk to Aldgate East and Aldgate tube stations, which are served by District, Hammersmith & City, Circle and Metropolitan lines. Work, culture, shopping and fun are all at your doorstep.

Tenure:	Leasehold (125 years from 2016)	Local Authority:	Tower Hamlets
Ground Rent:	£500 p.a.	Council Tax Band:	E
Service Charge:	Approx. £3,200 p.a.	EPC:	B



Floorplan

540 sq ft | 50.2 sq m



CEYLON HOUSE, E1 APPROXIMATE GROSS INTERNAL FLOOR AREA 540 SQ.FT (50.2 SQ.M)



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of door, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The plan for illustrative purposes only and should be used as such by any prospective purchaser. The services, system and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

City & Aldgate

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