



£465,000

Paynter House, 1 Shipbuilding Way, London, E13 9FG

Flat | 2 Bedrooms | 2 Bathrooms

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Step Inside

Key Features

- Two bedrooms
- Two bathrooms
- First floor
- Wrap-around balcony
- Concierge
- Close to Upton Park station
- Dual aspect windows
- Spacious open-plan layout
- Abundance of storage space
- Popular location
- Lease remaining: 119 years
- Service charge: £400.40
- Ground rent: £400 per annum

Property Description

Presenting a beautifully designed first floor two-bedroom apartment, situated on the historic former site of West Ham United's Upton Park stadium.

Main Particulars

Presenting a beautifully designed first floor two-bedroom apartment, situated on the historic former site of West Ham United's Upton Park stadium.

This modern property features two generously sized double bedrooms, both equipped with fitted wardrobes, providing ample storage and two bathrooms (one en-suite). Enjoy the comfort of underfloor heating throughout and abundant natural light with dual aspect windows in the living room.

The separate kitchen is well-designed for functionality, and additional storage options are thoughtfully incorporated. Step outside to a large, wrap-around balcony, ideal for relaxing or entertaining.

Residents benefit from a concierge service, adding convenience and security. Located close to Upton Park station on the District and Hammersmith & City lines, commuting is easy. Explore the vibrant local scene with an array of independent shops and restaurants along Barking Road and Green Street, just a short walk away.





This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. Copyright © 2025 13829960 Registered Office: ,

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