

# Franklyn James



## 11 Medland House, Branch Road

, London, E14 7JT

Offers In Excess Of £400,000

A spacious and beautifully presented one bedroom apartment in the highly desirable Medland House development. Offering just over 600 sq ft of living space, this apartment has been well-maintained and comprises a large double bedroom, a recently renovated, three piece bathroom suite and a fully fitted kitchen with integrated appliances. The kitchen is open to a large reception room with doors leading to spacious, private garden area. The property benefits from an allocated underground parking space, 24 hour concierge, secure intercom entry system and use of the developments landscaped gardens. Medland House is situated in an ideal location, being moments away from Limehouse DLR, with easy access to the City and Canary Wharf, as well as the Thames Path and historic Narrow Street with its popular restaurants and bars, including the Gordon Ramsay pub The Narrow.

- Raised ground floor
- Terrace
- One bedroom
- Long lease
- Large reception room
- Marina location
- Access to private garden
- Secure underground parking
- Renovated bathroom
- 24 hour concierge service

Viewing

Please contact our Limehouse Sales Office on 02077911777 if you wish to arrange a viewing appointment for this property or require further information.



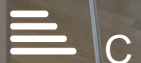
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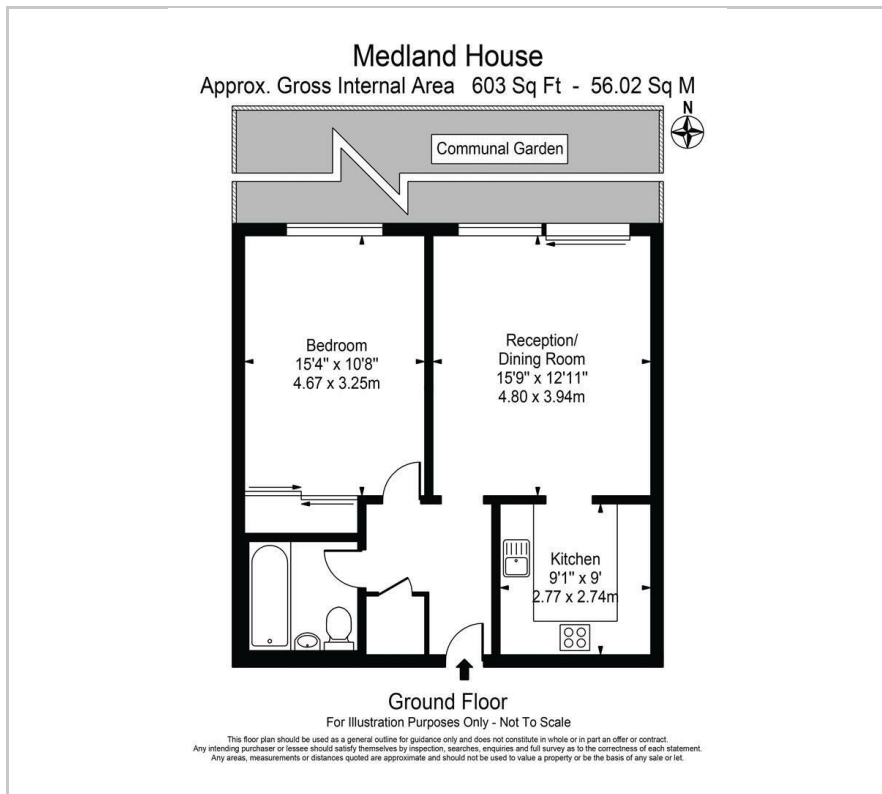


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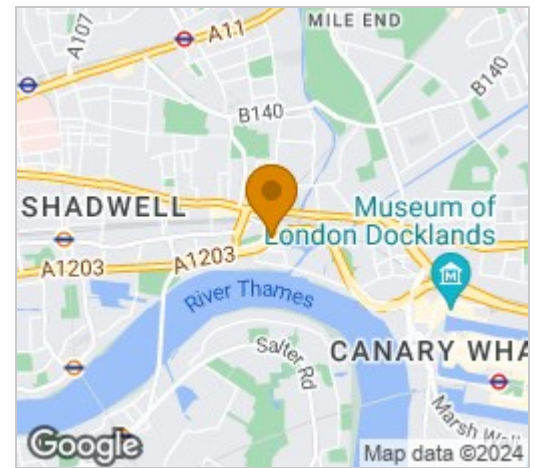


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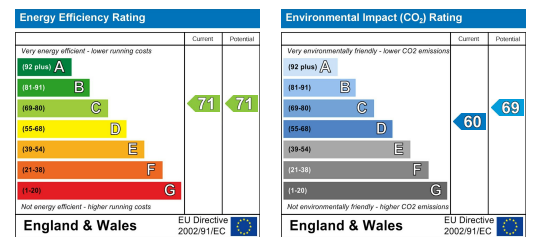
# Floor Plan



# Area Map



# Energy Efficiency Graph



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