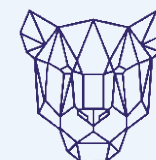




GUIDE PRICE: £400,000

Ocean Wharf, 60 Westferry Road, London



**PANTERA
PROPERTY**

Well presented one bedroom, seventh floor apartment.

Pantera Property offer to the market a well presented one bedroom, seventh floor apartment, providing a balcony and one parking space.

The property offers a bright and spacious open plan kitchen and living area, bedroom with en-suite and house bathroom.

The property is owned on a leasehold basis with a term on 999 years from 1st January 1999, circa 973 year remaining.

Ocean Wharf is situated in the Isle of Dogs area of East London, part of the London Borough of Tower Hamlets. The property is positioned near the River Thames, offering scenic waterfront views and access to riverside walks and modern residential developments.

The location benefits from excellent transport links, being close to Westferry DLR station, which provides easy connections to Canary Wharf, the City, and other parts of East London. Several bus routes also operate along Westferry Road, connecting the Isle of Dogs with central London and surrounding areas. Canary Wharf is a short distance away, offering access to the Jubilee Line and the Elizabeth Line (Crossrail), significantly enhancing connectivity across London.

Ocean Wharf is located near a variety of local amenities, including shopping centers, restaurants, cafes, supermarkets, fitness centres and bars in Canary Wharf. For outdoor activities, nearby parks like Mudchute Park and Farm and Millwall Park provide green spaces for relaxation and recreation.

- Private balcony
- Offered with No Onward Chain
- Allocated parking
- Spacious one bedroom apartment
- EPC Rating C



x1



x1



x1

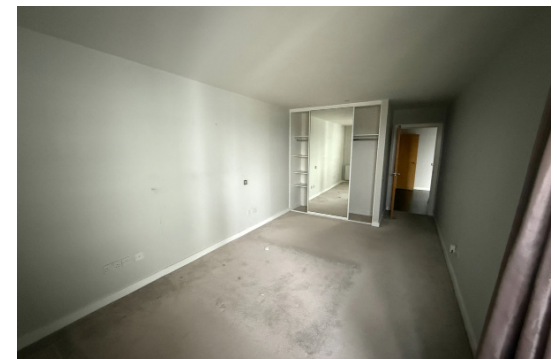
Additional Information

Local Authority
London Borough
of Tower Hamlets
Council

Council Tax
Band = E

Tenure
Leasehold

Size
682 sq ft



Additional Information

This well presented apartment includes one bedroom, a kitchen, living space and a bathroom, all within 682 sq. ft.



Viewing

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	77 C	81 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Viewing highly recommended, please contact Charley at Pantera Property to arrange at **0330 118 6610**.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



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