










Horizon Building, Hertsmere Road, Canary Wharf, E14

OIEO **£400,000** | Leasehold



Horizon Building, Hertsmere Road, Canary Wharf, E14

-  1 Bedroom
-  1 Bathroom
-  1 Reception
-  Balcony
-  Day Concierge
-  Dockside Development
-  Close to Canary Wharf Shopping Centre
-  0.1 MI West India
-  0.2 MI Canary Wharf Elizabeth

Spacious and bright one bedroom apartment set within the Horizon Building, at the heart of Canary Wharf E14. Featuring floor to ceiling glazing, wood engineered flooring, modern appliances and plenty of storage space, the apartment comprises an open plan living/dining room extending onto a private balcony, semi-enclosed kitchen, ample bedroom with built-in wardrobe, and a modern bathroom.

Residents of Horizon Building benefit from a day-time concierge and lift access. The building is located within walking distance of three major transport stations, including West India Quay DLR,

Canary Wharf Elizabeth Line and Canary Wharf underground stations, which offer a fortitude of transport options across the capital.

Canary Wharf provides residents with shops, services, bars, restaurants, water ways and green spaces on your doorstep. Whether you want to dine at restaurants such as Hawksmoor, Roca or Blacklock, or let out your inner child by having some fun at the likes of the recently open adults fairground, Fair Game or testing your skills at Electric Shuffle, Canary Wharf is no longer just the business district, it is also a place to live, enjoy, and relax.

Tenure:	Leasehold (974 years remaining)	Local Authority:	Tower Hamlets
Ground Rent:	£200 p.a.	Council Tax Band:	F
Service Charge:	Approx. £4,500 p.a.	EPC:	D



Floorplan

547 sq ft | 50.8 sq m



HORIZON BUILDING, E14
APPROXIMATE GROSS INTERNAL FLOOR AREA 547 SQ.FT (50.8 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.

Canary Wharf

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Sales

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IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

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