



Paisley Court, Clyde Square, London, E14 7EQ

£290,000

A 1 bedroom, top floor apartment for sale within this beautiful warehouse conversion, part of the Royal Quay development.

Located on the Limehouse Cut, with views directly over the canal, within short walking distance of Canary Wharf and the DLR station.

Top specification throughout, open plan living room with luxury fitted kitchen, exposed brick work, solid wood flooring, luxury bathroom suite and fitted bedroom.

GROUND RENT £450 PA / SERVICE CHARGE £4394 / LEASE 993 YEARS *the ground rent, service charge & lease have been provided by the property owner and your solicitor will need to confirm these should you wish to purchase the apartment.

- 1 bedroom apartment
- Canal side location
- Walk to Canary Wharf
- Walk to DLR station
- Day concierge
- Direct views over the canal
- Warehouse conversion
- Walk to shops & supermarket

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ROYAL QUAY



BEDROOM



ROYAL QUAY



SHOWER ROOM



RECEPTION ROOM



KITCHEN

Paisley Court, Clyde Square, London, E14 7EQ



BEDROOM VIEW



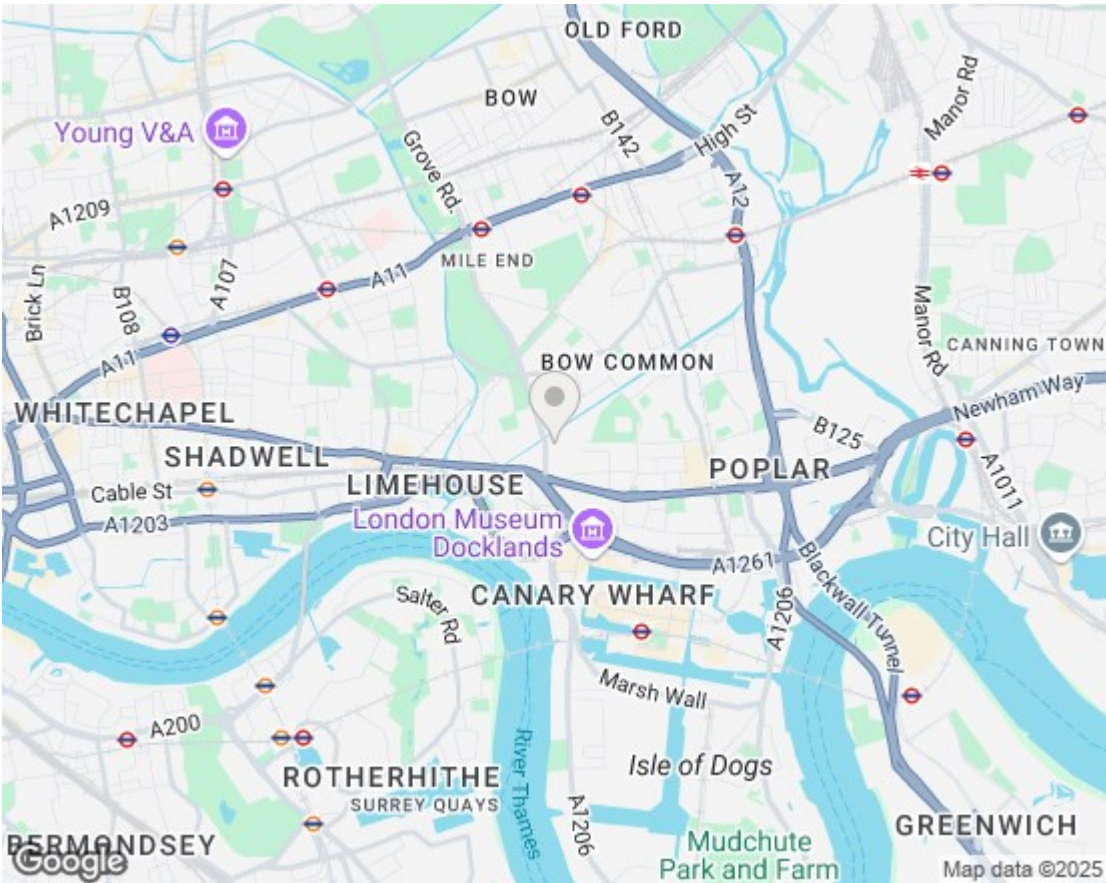
ROYAL QUAY



PAISLEY COURT



PAISLEY COURT



We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	63	63
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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