



Millharbour

London, E14

Asking Price £500,000

A 3rd floor 808sq ft 2 bedroom 2 bathroom apartment with balcony in the well-located 41 Millharbour development in the heart of South Quay. The property is situated in a modern block with 24 hour concierge & benefits from underground parking. Offered chain-free.



Millharbour

London, E14

- 3rd floor 808sq ft 2 bedroom 2 bathroom apartment with balcony.
- Floor-to-ceiling windows.
- Sought-after South Quay location.
- Modern block with 24 hour concierge.
- Secure underground parking.
- Offered chain-free.



A 3rd floor 808sq ft 2 bedroom 2 bathroom apartment with balcony in the well-located 41 Millharbour development in the heart of South Quay close to transport links, all amenities, & Canary Wharf's business district. The property is situated in a modern block with 24 hour concierge & benefits from underground parking. Local amenities include Chinese supermarket(s), cafes & restaurants, a Tesco Local, & a couple of pubs. South Quay DLR is located within 300m, Canary Wharf Jubilee Line station is within 1km approx., & the Elizabeth Line station is approximately 1.5km away.

The building currently has a B2-rated EWS1 form, however, the developer (Weston Homes) has committed to covering the cost of the remediation works required in order to achieve a B1 EWS1 rating, & as such the building should be suitable for mortgage lending. Prospective buyers should check with their mortgage provider as to their criteria & requirements.

The service charges include the communally-provided heating & hot (& cold) water.

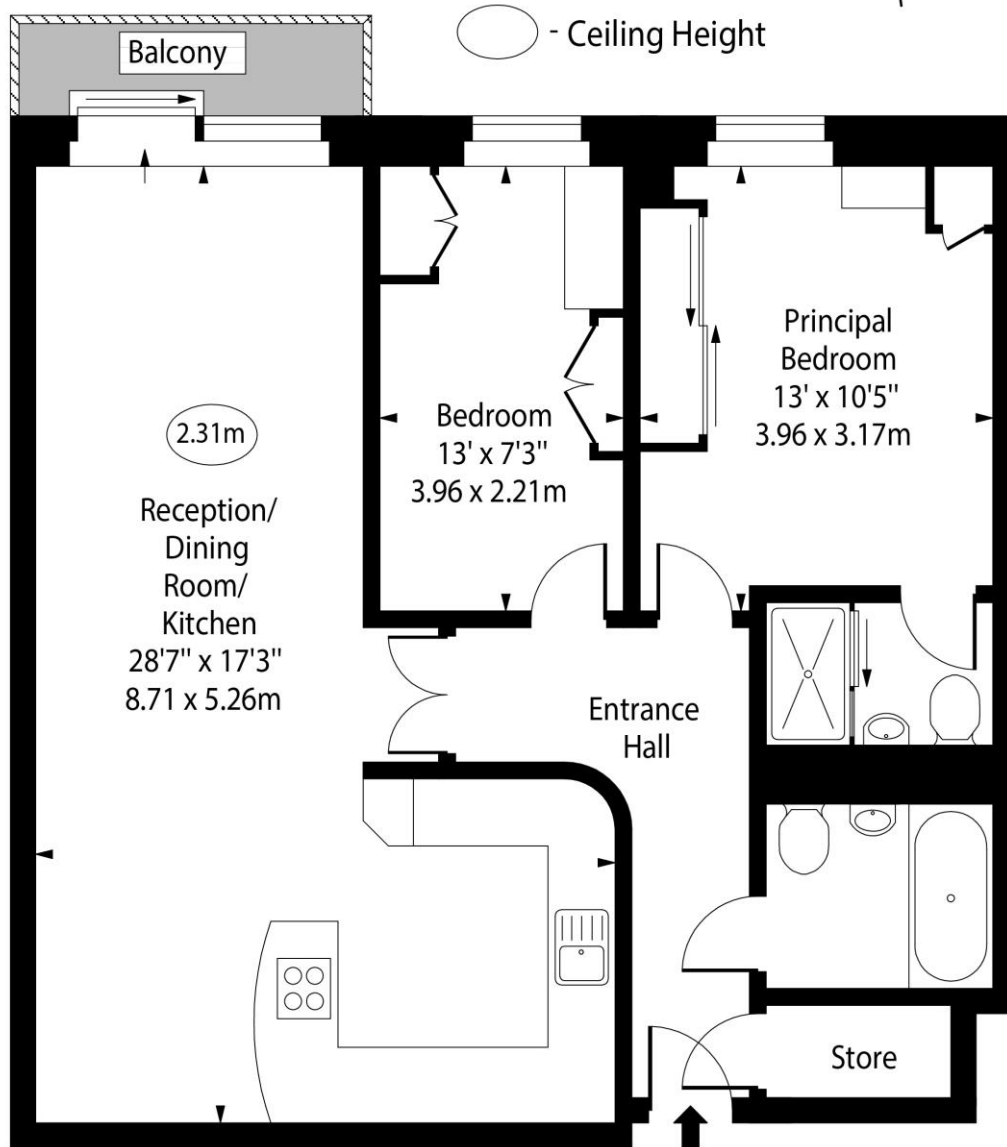
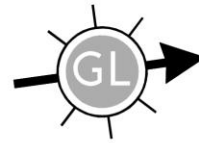
The property is sold chain-free.

Tenure:	Leasehold – 977 years remaining approx.
Service Charge:	£7,517pa approx.
Ground Rent:	£200pa increasing every 25 years from commencement
Local Authority:	Tower Hamlets
Council Tax Band:	E

Chestertons Canary Wharf & Greenwich Sales

Harbour Island
28 Harbour Exchange Square
London
E14 9GE
canarywharf@chestertons.co.uk
020 7510 8300
chestertons.co.uk

Millharbour, E14



Third Floor

Approx Gross Internal Area 808 Sq Ft - 75.06 Sq M

For Illustration Purposes Only - Not To Scale

www.goldlens.co.uk

Ref. No. 025987K

