



Langbourne Place

London, E14

Asking Price £700,000

A spacious two-bedroom two-bathroom apartment in Langbourne place, with modern interior offering 1048 sqft of living space. Benefiting from a wraparound balcony overlooking the River Thames and a secure underground parking space and daytime porter.



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- Spacious 2 bedroom 2bathroom apartment in Langbourne Place
- Gated riverside development
- Wrap around balcony with direct river views
- Allocated underground parking space
- Daytime porter
- Service charge £6,000 per annum approx.
- Ground rent £200 per annum
- Share of freehold with lease length 973 year approx.
- EWS1 B1 rating



This two bedroom, two bathroom apartment in Langbourne Place boasts 1048 sqft of internal space and is set on the fifth floor of this very popular residential riverside development.

The apartment feels welcoming and spacious. The open-plan kitchen/ reception room has a South/West facing balcony with views over the River Thames. The apartment comprises two large double bedrooms, two bathrooms, one is an en suite, large wrap around private balcony, dedicated parking space and access to bike storage.

Langbourne Place is 0.3 miles from Island Gardens DLR with the Greenwich foot tunnel at a similar distance for easy access to Greenwich. Island Gardens DLR will take you to Bank in 20 minutes or to Canary Wharf in 12 minutes to access the Jubilee or Elizabeth Line. London City airport is also available in less than 30 minutes.

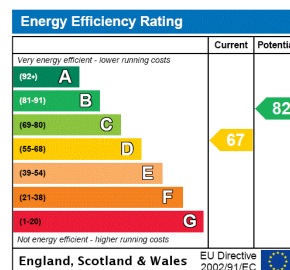
Tenure: Share of Freehold 973 years 2 months

Service Charge: £6441.92 approx.

Ground Rent: £200 increasing to £400pa for the next 33 years of the Term (until 23,

Local Authority: Tower Hamlets

Council Tax Band: F

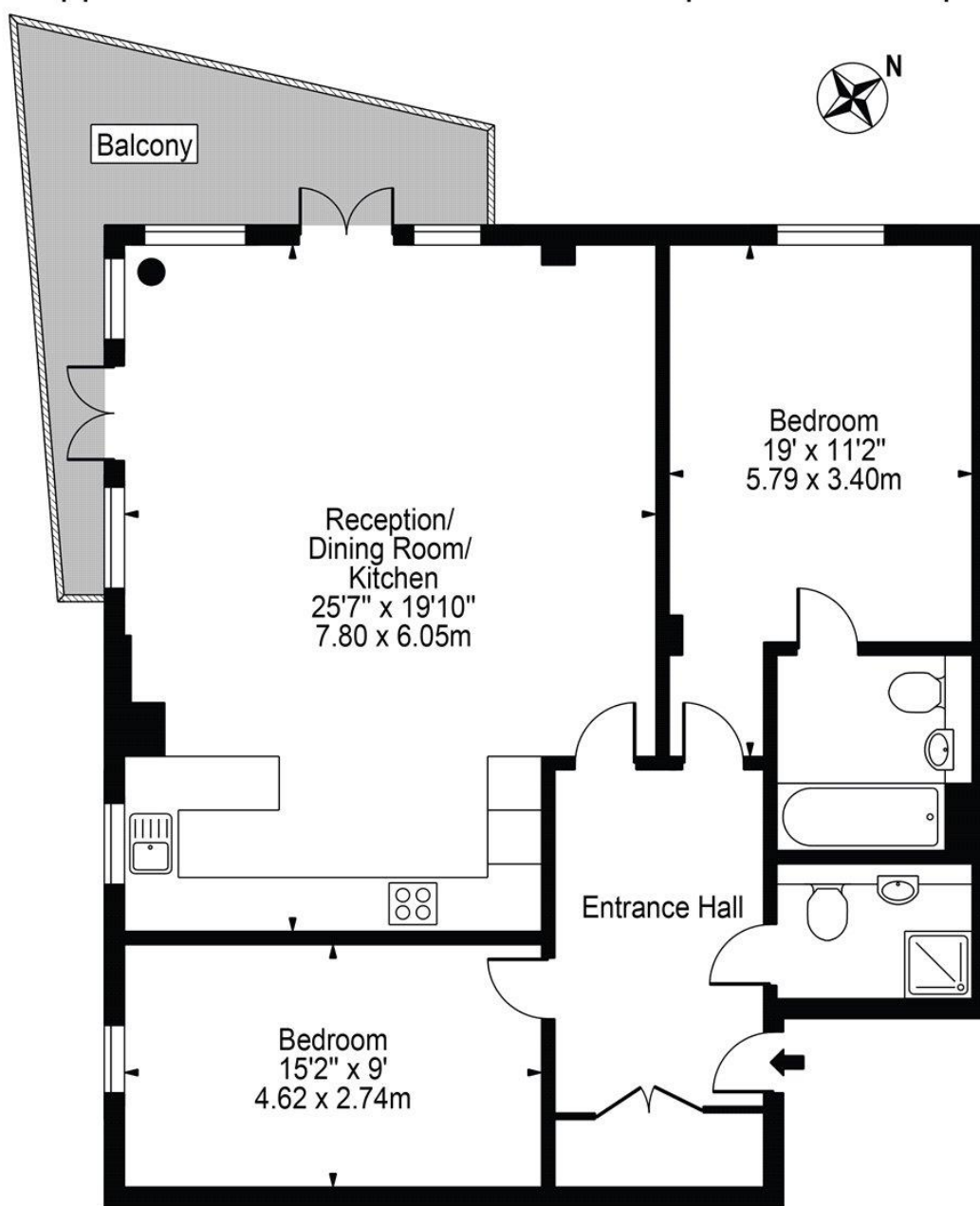


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Langbourne Place, E14

Approx. Gross Internal Area 1048 Sq Ft - 97.36 Sq M



Fifth Floor

For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

