



Adriatic Apartments

20 Western Gateway, E16

Asking Price £350,000

A gorgeous, south-facing, one bedroom apartment with fantastic views of the docks and the O2 in Adriatic Apartments, a modern dockside development with 24hr concierge and residents' gym on-site.



Adriatic Apartments

20 Western Gateway, E16

- Royal Victoria DLR Station 0.1km
- Custom House Station (Elizabeth Line & DLR services) 0.5km
- 515sq ft of Internal Living Space
- Dock-facing Views
- Open-plan Living Kitchen
- On-Site Concierge



Located very close to the Elizabeth Line station at Custom House & Royal Victoria DLR station for easy access to Canary Wharf, The City, The West End.

Residents at Adriatic Apartments benefit from 8am-6pm daily concierge, restaurants, hotels, convenience stores & amenities nearby. Local attractions include: The IFS Cloud (cable car) which takes passengers to North Greenwich, next to the O2 Centre, & The Oiler, a rather fantastic pub on a boat moored on the docks, as well as the vintage cranes which surround the docks harking back to the area's heyday as the largest working docks in the world.

Tenure: Leasehold 136 years approx. remaining.

Service Charge: £5,431 pa approx.

Ground Rent: £200 pa. Reviewed every 25 years from the Commencement Date of the term, and increased based on RPI as per terms set out in the Lease.

Local Authority: Newham

Council Tax Band: C

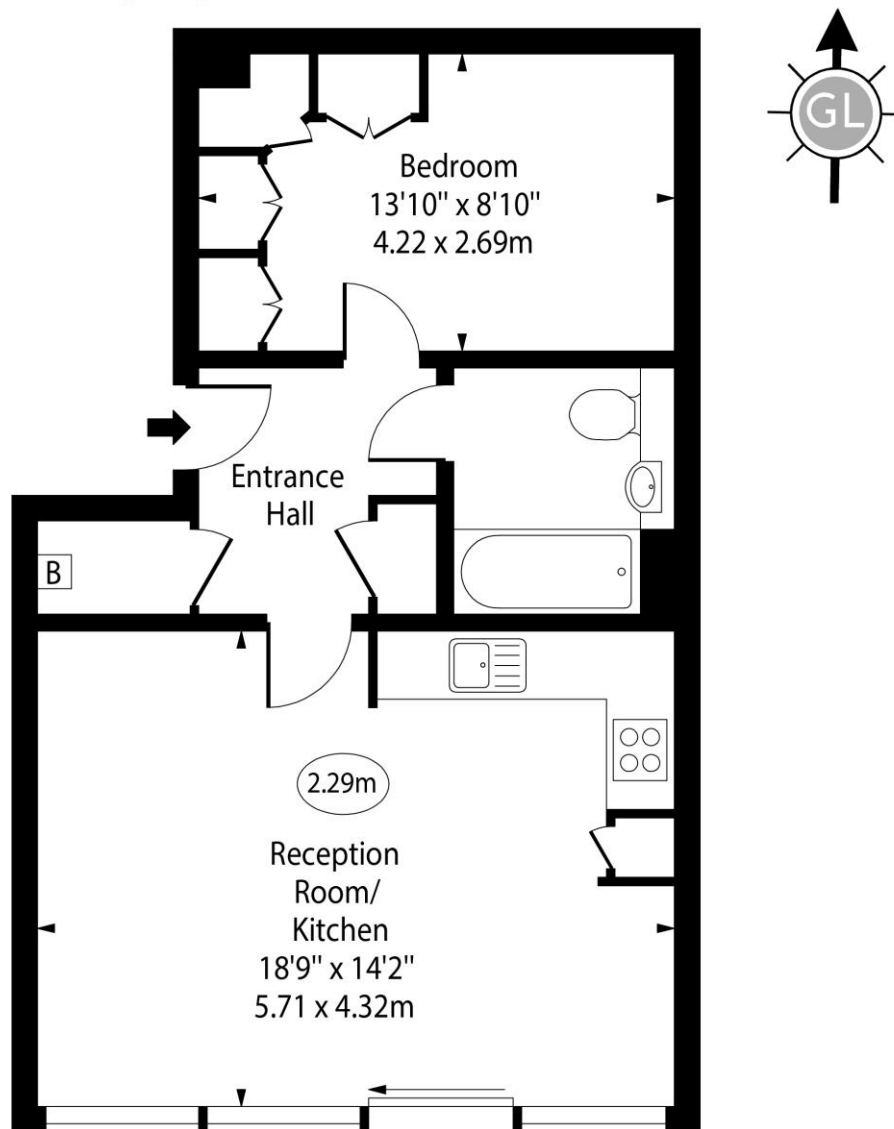
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (92-100)		
B (81-91)		
C (69-80)	75	75
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Chestertons Canary Wharf & Greenwich Sales

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

Adriatic Apartments, Western Gateway, E16

○ - Ceiling Height



First Floor

Approx Gross Internal Area 515 Sq Ft - 47.84 Sq M

For Illustration Purposes Only - Not To Scale

www.goldlens.co.uk

Ref. No. 026158.1K

