



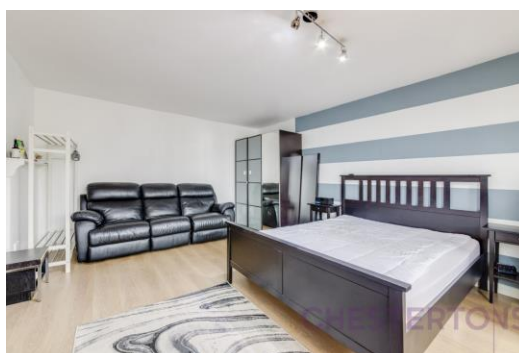
Vermeer Court

1 Rembrandt Close, E14

Asking Price £600,000

A 5th & 6th floor duplex 3 bedroom, 2 bathroom apartment in Vermeer Court in the London Yard development, situated along the eastern edge of The Isle of Dogs. The property boasts river views from the reception room and private balcony.

CHESTERTONS



Vermeer Court

1 Rembrandt Close, E14

- 3 BEDROOMS
- 2 BATHROOMS
- DIRECT RIVER VIEWS
- DLR LINKS
- SPLIT LEVEL
- FURNISHED



Offering in excess of 1,000sq ft of internal living space, and accommodation comprising of a large open-plan living-kitchen arrangement, three good-sized double bedrooms, a stylish family bathroom and en-suite shower. The property also benefits from two private balconies, one of which offers expansive viewings across the River Thames towards North Greenwich and London's famous O2 Arena.

London Yard is a tranquil riverside development, next to The Thames Path. Van Gogh Court is situated in a lovely position overlooking the well-kept communal gardens, by a beach. London Yard benefits from a daytime caretaker & 24 hour security patrols, and is set away from Manchester Road, offering a peaceful, quiet location. The closest Station is Crossharbour DLR just 0.6km away, offer easy access into the main Canary Wharf Estate, Bank/City of London and Stratford International for national rail services.

Tenure: Leasehold 958 years approx. remaining.

Service Charge: £3,307 pa approx.

Ground Rent: £40

Local Authority: Tower Hamlets

Council Tax Band: E

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (91-100)		
B (81-90)		
C (69-80)	77	79
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

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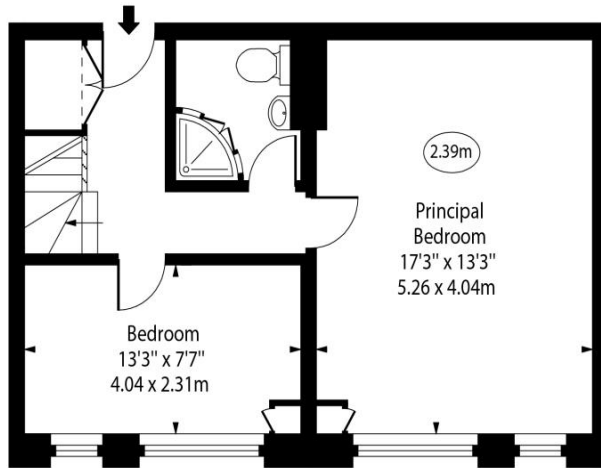
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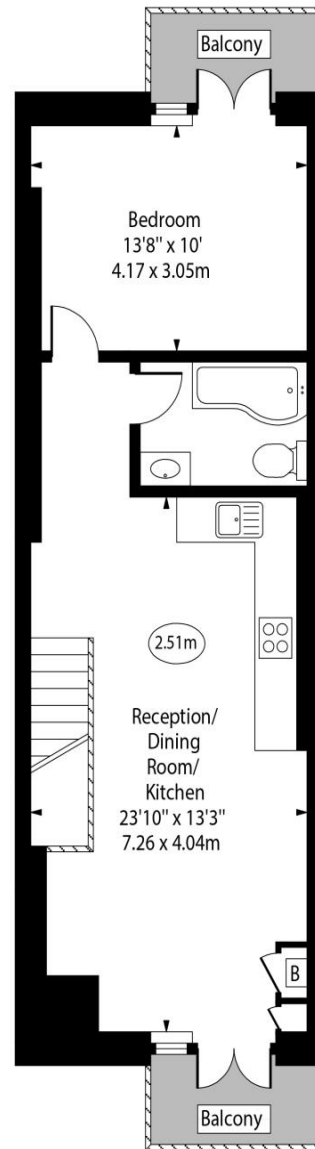
Vermeer Court,
Rembrandt Close, E14



○ - Ceiling Height



Fifth Floor



Sixth Floor

Approx Gross Internal Area 1004 Sq Ft - 93.27 Sq M

For Illustration Purposes Only - Not To Scale

www.goldlens.co.uk

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