



Denison House

20 Lanterns Way, E14

Asking Price £450,000

A superb & spacious one bedroom apartment located on the 7th floor of the much sought after Denison House, situated in the Lanterns Way Development in South Quay, offering over 530 square feet of living space and private, off-street parking!

CHESTERTONS



Denison House

20 Lanterns Way, E14

- 7th Floor | 533sq ft Internal Living Space
- Private South-facing Balcony
- Off-Street Parking Space
- Chain-Free
- South Quay DLR Station 0.3km
- Canary Wharf Station 0.65km



A superb and spacious one bedroom apartment located on the 7th floor of sought after Denison House, situated in the Lanterns Way Development in South Quay. This apartment offers 533 square feet of living area, separate bedroom, bathroom, open kitchen, panoramic floor-to-ceiling windows, and a spacious living room. Well fitted kitchen with integrated appliances such as fridge/freezer, hob, microwave and dishwasher, storage cupboard and bathroom suite.

Denison House benefits from 24hr concierge, secure video entry, bike storage and residents' gym. The location is superb for the South Quay DLR and Canary Wharf Estate, which offers a plethora of shops, bars, restaurants and leisure facilities. The well-known local Asian supermarket Tian Tian is just downstairs.

The nearest station is South Quay DLR with its links into the City, Central and South London. Residents are also a short walk away from Canary Wharf Station which offers Jubilee Line services towards central and North London and DLR services connecting to Bank station in 12 minutes.

Tenure: Leasehold 979 years approx. remaining

Service Charge: £4,106 pa approx.

Ground Rent: £400 Doubling every 25 years from the commencement date of the lease for the first 99 years.

Local Authority: Tower Hamlets

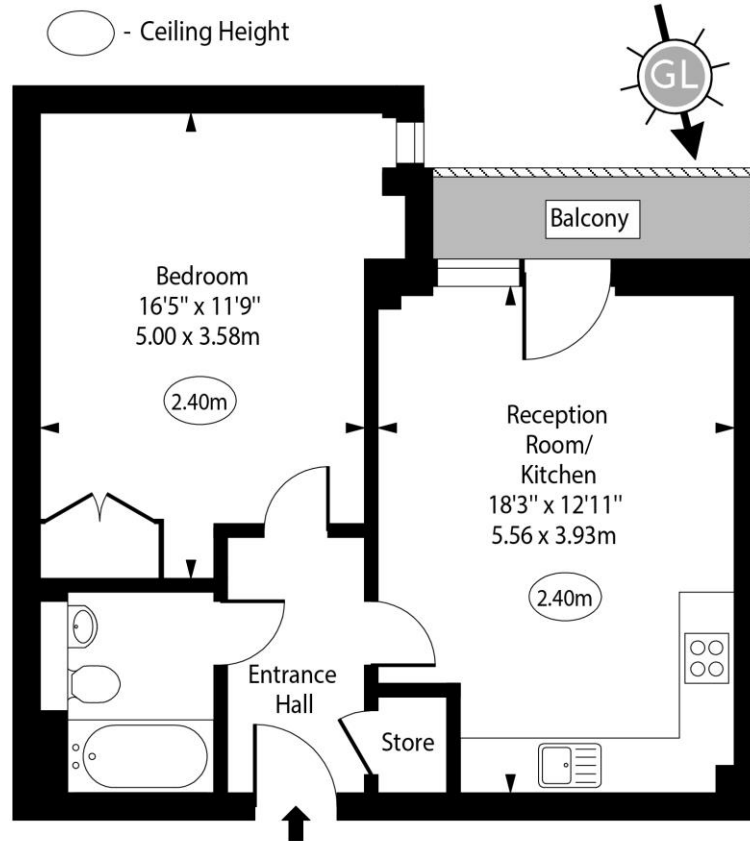
Council Tax Band: D

Score	Energy rating	Current	Potential
92+	A		
81-91	B	82 B	82 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Chestertons Canary Wharf & Greenwich Sales

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Denison House, Lanterns Way, E14



Seventh Floor

Approx Gross Internal Area 533 Sq Ft - 49.52 Sq M

Every attempt has been made to ensure the accuracy of the floor plan shown.
However, all measurements, fixtures, fittings, and data shown are approximate interpretations and

Measured according to the RICS
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