

MADISON BROOK
INTERNATIONAL



THE OXYGEN APARTMENTS, 17 SEAGULL LANE, ROYAL VICTORIA DOCK,
LONDON, E16 1BH



THE OXYGEN APARTMENTS, ROYAL VICTORIA DOCK E16

£450,000



PROPERTY SUMMARY

This beautifully presented two bedroom apartment is located on the 5th floor and has two private balcony spaces.

Situated over 641 Sq. Ft Internally the property offers a fully refurbished, open plan living and kitchen area with integrated appliances, two well proportioned double bedrooms with the principle benefiting from a private balcony and a stunning marble finish bathroom. Additionally the apartment has floor to ceiling windows throughout allowing lots of natural light and ample storage space.

The Oxygen Apartments is well placed for use of the open space of Thames Barrier Park and amenities that can be found in and around the Royal Docks such as bars, restaurants and the Excel Exhibition Centre.



PROPERTY FEATURES

- + Two Bedroom Apartment
- + 5th Floor Location
- + 641 Sq. Ft Internally
- + Two Private Balconies
- + Close to Royal Victoria Dock DLR

PROPERTY FEATURES

- + Beautiful Condition Throughout
- + Service Charge: £2,316.00 Per Annum
- + Ground Rent: TBC
- + Lease Length: 111 Years Remaining
- + Council Tax: Band D

FOR SALE

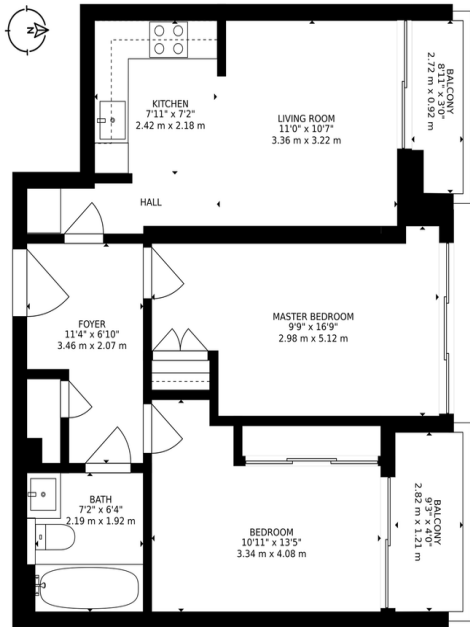
THE OXYGEN APARTMENTS, ROYAL VICTORIA DOCK E16

£450,000 LEASEHOLD



The Oxygen, E16
2 bedroom apartment - 5th floor

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Approx. Internal Area
641 Sqft / 60 Sqm
(excl. Balcony)



Illustration for identification purposes only.
Measurements are approximate. Not to scale.

- + Ref: 12590
- + Availability: For Sale
- + Bedrooms : 2
- + Bathrooms: 1
- + Reception Rooms: 1
- + Tenure: Leasehold

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B	83	83
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Madison Brook International

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