












North Boulevard, Baltimore Wharf, Canary Wharf, E14

Asking price **£600,000** | Leasehold



North Boulevard, Baltimore Wharf, Canary Wharf, E14

-  1 Bedroom
-  2 Bathrooms
-  2 Receptions
-  Luxury Duplex
-  Parking Available
-  Residents' Gym
-  24-Hour Concierge
-  Local Amenities
-  0.2 MI Crossharbour

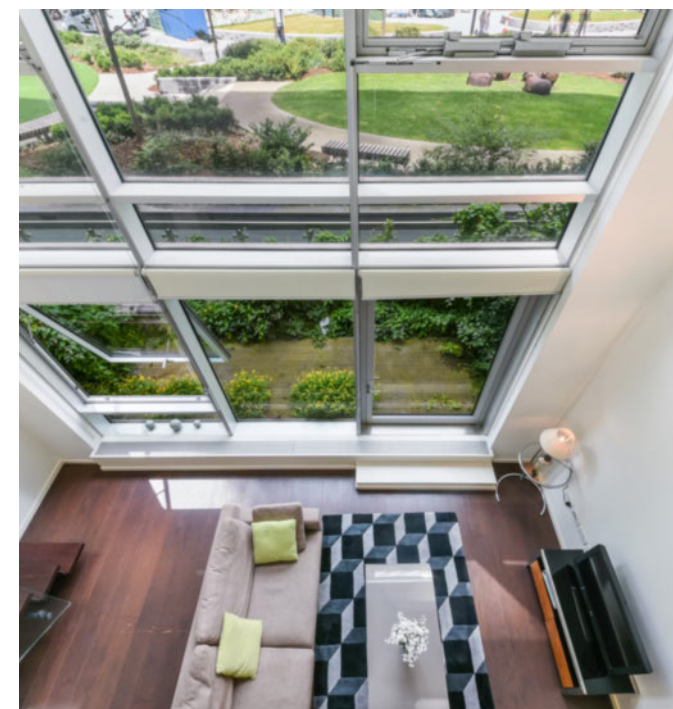
A large duplex apartment with plenty of natural light and a private terrace and parking set in a modern development located close to Crossharbour DLR and within easy reach of Canary Wharf, E14.

If you're looking for an apartment with a unique layout and ample space, this duplex is perfect for you! The ground floor has a large living space with double-height ceilings, a generous private terrace, a well equipped kitchen, family bathroom and a large utility cupboard. The upper level has a galleried bedroom with an en-suite shower room and a large

inner room for flexible use, for example study or guest room.

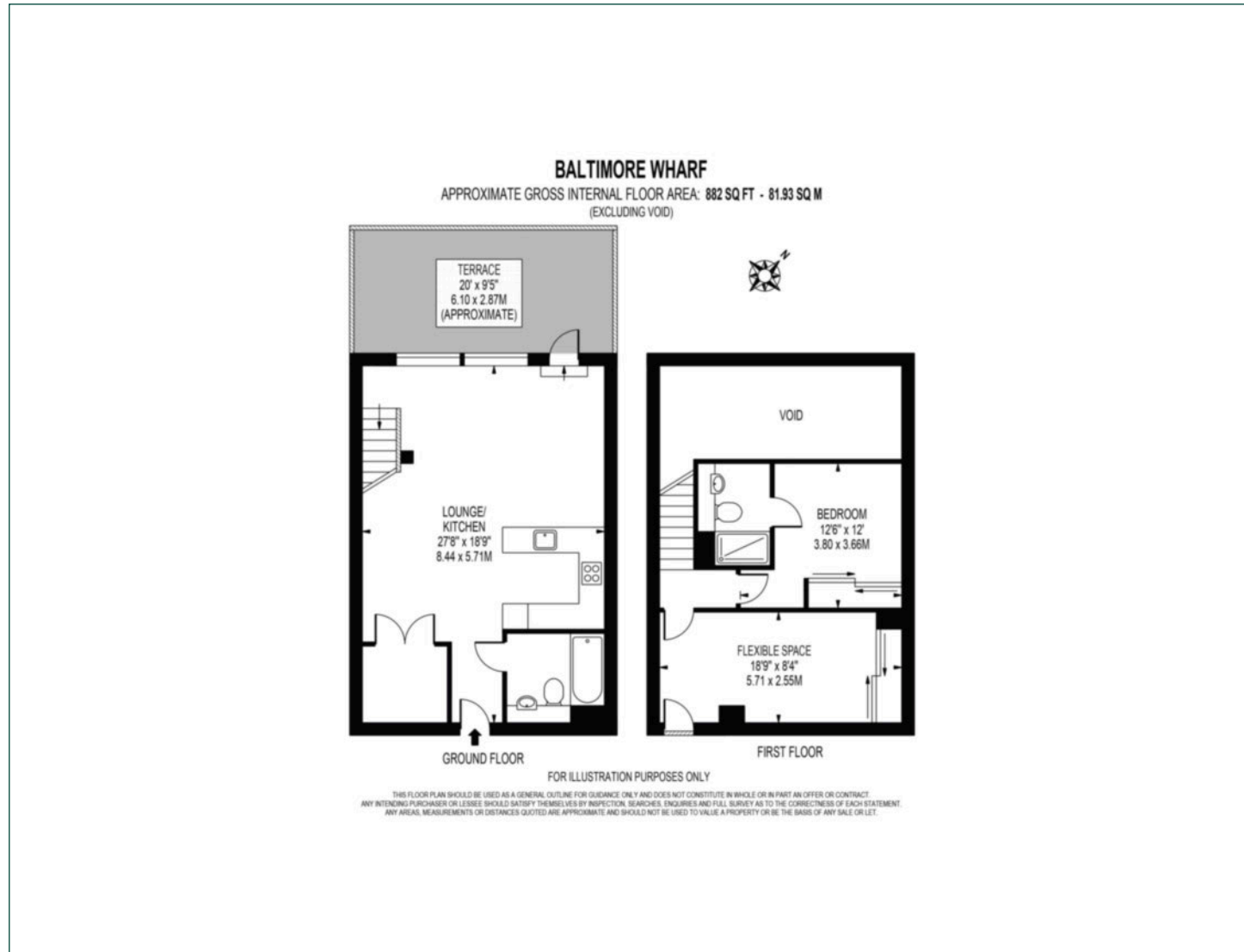
Residents benefit from 24-hour concierge and access to a well-equipped gym with swimming pool. Baltimore Wharf is located only 0.2 miles to Crossharbour DLR station and close to the local eateries and amenities on Pepper St. The property is approx. 0.7 miles from the centre of Canary Wharf with its plethora of shops, bars & eateries and excellent transport links with it's Jubilee and Elizabeth line stations.

Tenure:	Leasehold (982 years remaining)	Local Authority:	Tower Hamlets
Ground Rent:	£750 p.a.	Council Tax Band:	G
Service Charge:	Approx. £8,500 p.a.	EPC:	C



Floorplan

882 sq ft | 81.93 sq m



Pan Peninsula

Pan Peninsula, 1 Millharbour, London, E14 9XP

Sales

020 7536 7901 | panp.sales@chaseevans.com

We're here to help.

IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

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