



Park West, Bow Quarter

Guide Price £475,000 Leasehold

OLIVER *OJ* JAQUES
EST.1986



Park West, Bow Quarter

A well presented, first floor, 2-bedroom apartment located in the Park West building of the popular Bow Quarter development. The property benefits from a large living room and modern kitchen which are flooded with light from the West facing windows. There are two well proportioned double bedrooms and contemporary 3-piece bathroom suite. As residents of the Bow Quarter, you have access to a range of amenities including 15m pool, sauna, steam room, gym, 24h concierge, postal service, on-site convenience store and soon to open coffee shop.

Local transport links include the DLR from Bow Church, Circle, District and Hammersmith and City lines from Bow Road and Central and district lines from Mile End station. There are also various bus routes immediately outside the development.

- Gated Development
- 24H Concierge & Security
- Leisure Facilities including Pool & Gym
- Two Double Bedrooms
- Excellent Transport Links
- West Facing

Oliver Jaques Bow Sales
020 8980 0999

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Unit A Arlington Building, London, E3 2UB

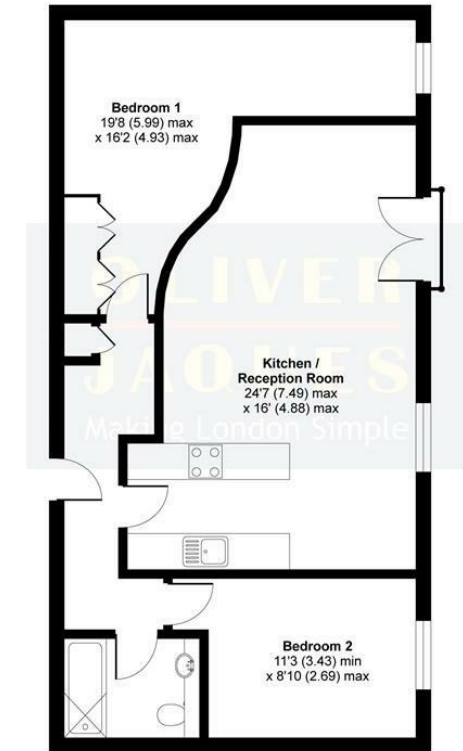
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		80	81
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales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

Park West Building, Bow Quarter, Fairfield Road, E3

APPROX. GROSS INTERNAL FLOOR AREA 776 SQ FT 72 SQ METRES



FIRST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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Tenure: Leasehold

Ground Rent: £125.00 p/a

Service Charge: £5,300.00 p/a

Lease Expires: 25/12/2113

Shared Ownership: No

Council Tax Band: Tower Hamlets (Band E)

£2,047.85 p/a