



Kingsbridge Court

1 Dockers Tanner Road, E14

Asking Price £450,000

A beautifully presented two-bedroom apartment situated on the fourth floor, boasting a private balcony with lovely views across the docks and River Thames.

CHESTERTONS



Kingsbridge Court

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- 2 Bedrooms | 2 Bathrooms.
- Approx. 695 sq. ft. of Internal Living Space.
- Located on the 4th floor.
- Wooden flooring throughout apartment with private balcony.
- Excellent natural lighting throughout.
- Private parking available.
- South Quay DLR station approx. 0.5–1 km.
- Canary Wharf Underground and Elizabeth line approx. 1–2 km.
- Crossharbour DLR station approx. 1–1.5 km.
- Close to local shops, supermarkets, cafés and restaurants.
- Easy access to Canary Wharf shopping, dining and leisure facilities.



Situated in the sought-after Docklands area of East London, this 2 bedroom apartment offers contemporary urban living in a convenient and well-connected location. The property benefits from beautiful wooden flooring throughout the entire apartment, creating a stylish and cohesive finish, while large windows allow an abundance of natural light to flood the interiors, enhancing the sense of space and brightness.

The private balcony extends the living space outdoors, while the bright interiors and wood flooring add to the property's modern appeal. Residents can also enjoy the convenience of nearby local shops, supermarkets, cafés, restaurants and everyday amenities, with the wider Canary Wharf area offering an excellent choice of shopping, dining and leisure facilities.

The property is well positioned for access to London's public transport network, making commuting and travelling around the capital straightforward. Canary Wharf station, approx. 1–2 km away, provides access to the Jubilee line and Elizabeth line, while South Quay DLR station, approx. 0.5–1 km away, offers convenient connections across the Docklands and beyond. Crossharbour DLR station, approx. 1–1.5 km away, provides further transport options. With its bright accommodation, private balcony, attractive flooring and excellent access to local amenities and transport links, this apartment presents an appealing opportunity for modern London living.

Tenure: Leasehold 967 years approx. remaining.

Service Charge: £3,800 pa approx.

Ground Rent: £100 pa.

Local Authority: Tower Hamlets

Council Tax Band: E

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	73 C	76 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Chestertons Canary Wharf & Greenwich Sales

Harbour Island

28 Harbour Exchange Square

London

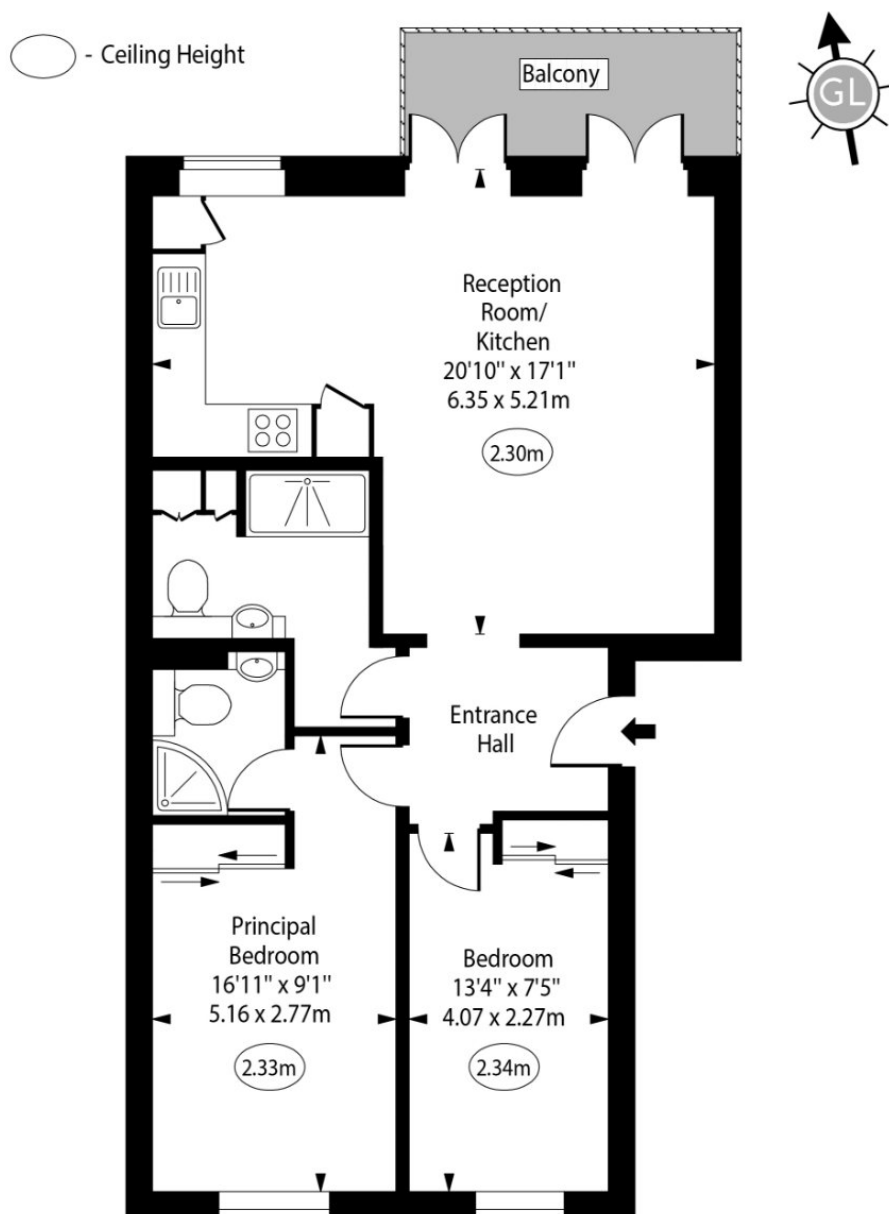
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Fourth Floor

Approx Gross Internal Area 695 Sq Ft - 64.57 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 for illustrative purposes only. Measured according to the RICS. Not To Scale.

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