

Defoe House

123 City Island Way, E14

Asking Price £400,000

A lovely West-facing 560sq ft 17th floor 1 bedroom apartment with balcony in Defoe House in the much sought-after London City Island development by Ballymore. The apartment boasts high ceilings, floor-to-ceiling windows & a high spec throughout. Offered chain-free.

CHESTERTONS









Defoe House

123 City Island Way, E14

- 560sq ft 17th floor 1 bedroom apartment with balcony.
- High ceilings; floor-to-ceiling windows; high specification finish.
- Excellent on-site facilities include: 25m heated outdoor swimming pool, residents' gym, & 24hr concierge.
- Residents can also use Goodluck Hope's facilities, including their indoor pool.
- Satisfactory EWS1 form; offered chain-free.

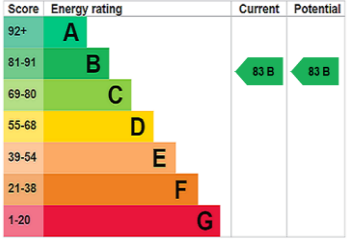


A lovely West-facing 560sq ft 17th floor 1 bedroom apartment with balcony in Defoe House in the much sought-after London City Island development by Ballymore. The apartment boasts high ceilings, floor-to-ceiling windows & a high spec throughout.

London City Island (LCI) offers residents top-notch on-site facilities, including 24hr concierge, gym & 25m heated outdoor swimming pool. LCI is located close to Canning Town Jubilee Line & DLR station, accessed via footbridge direct from LCI over the River Lea. LCI is also the home of the English National Ballet, as well as a wide range of other amenities, including: The Island Grocer's, Sainsbury's Local, a chocolatier, a coffee shop, wine bar, craft beer "tap room", yoga studio, & art studio. Centred around a garden square.

The property benefits from a satisfactory EWS1 form & is offered chain-free.

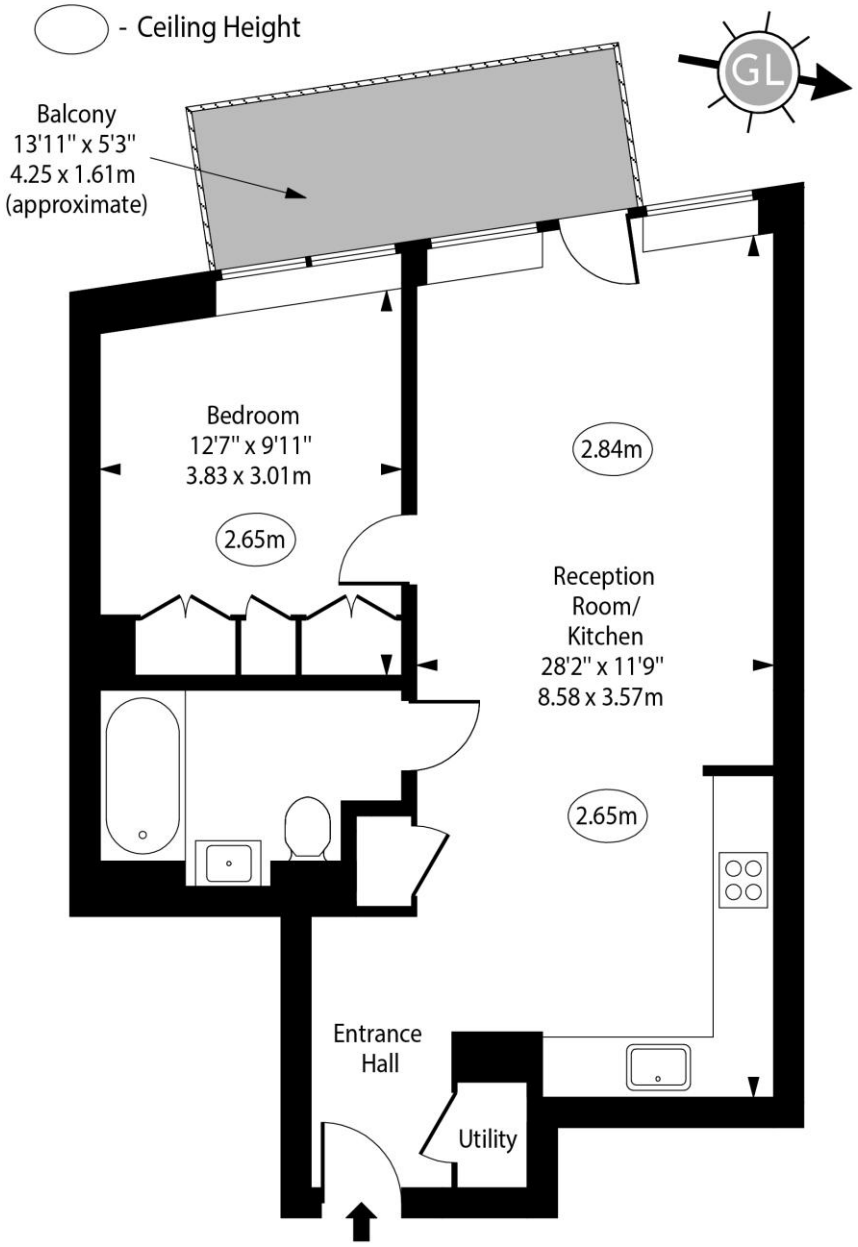
Tenure:	Leasehold – 987 years remaining approx. remaining.
Service Charge:	£4,343 pa approx.
Ground Rent:	£500 pa
Local Authority:	Tower Hamlets
Council Tax Band:	D



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Defoe House,
City Island Way, E14



Seventeenth Floor

Approx Gross Internal Area 560 Sq Ft - 52.02 Sq M

For Illustration Purposes Only - Not To Scale

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