



# Langbourne Place

London, E14

Offers in Excess of £550,000

Large Two-bedroom apartment, refurbished throughout and presented in Excellent condition offering 1063 sq. ft of living space. A secure underground parking space is included.



# Langbourne Place

London, E14

- Large two-bedroom apartment
- 1063 sq. ft of living space
- Private Balcony with River Thames views
- Modern Open-plan kitchen /reception room
- Private underground parking space
- Daytime concierge
- Leasehold plus Share of Freehold -974 years remaining on the lease



This two-bedroom apartment in Langbourne Place boasts 1063 sq. ft of internal space and is set on the Fourth floor of this very popular residential building.

The apartment feels welcoming and spacious having been refurbished recently. The open-plan kitchen/ reception room has a West facing balcony with views of the River Thames.

The apartment comprises two large double bedrooms, two bathrooms both with walk in showers, one is an en suite, large private balcony, open-plan kitchen/ living room, dedicated parking space and access to bike storage.

Langbourne Place is 0.3 miles from Island Gardens DLR with the Greenwich foot tunnel at a similar distance for easy access to Greenwich. Island Gardens DLR will take you to Bank in 20 minutes or to Canary Wharf in 12 minutes to access the Jubilee or Elizabeth Line. London City airport is also available in less than 30 minutes.

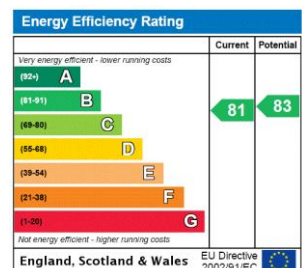
**Tenure:** Share of Freehold 973 years 8 months

**Service Charge:** £6440 Service charge includes £1902 contribution to reserve fund.

**Ground Rent:** £200 Ground Rent increases by £200 every 33 years of the term until 23/06/2098 when it becomes peppercorn.

**Council Tax Band:** E

**Local Authority:** Tower Hamlets

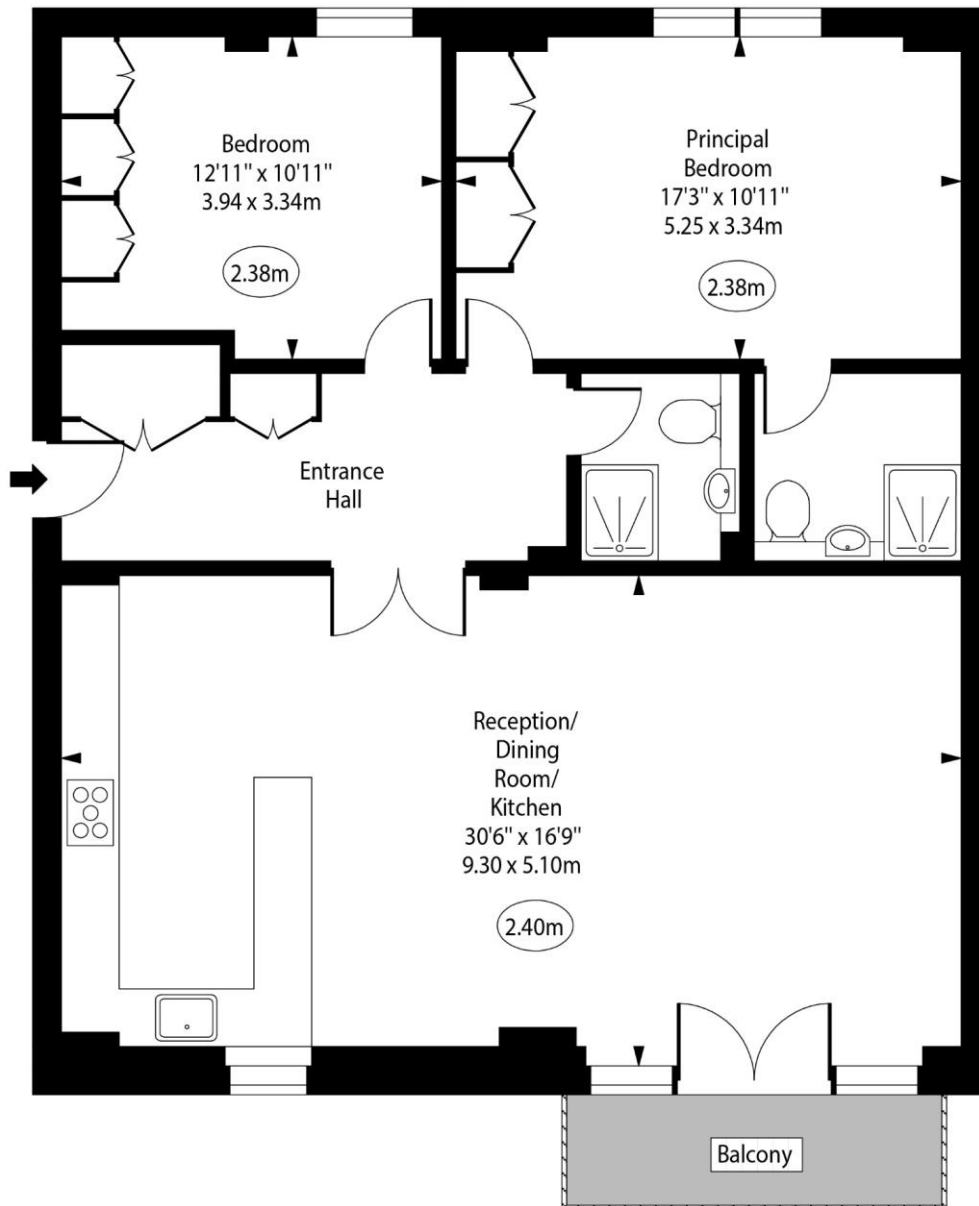
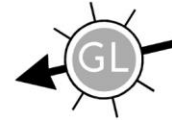


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# Langbourne Place, E14

○ - Ceiling Height



Fourth Floor

Approx Gross Internal Area 1063 Sq Ft - 98.75 Sq M

For Illustration Purposes Only - Not To Scale

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