



*Ashley King*

New Providence Wharf, 1, Fairmont Avenue, London, E14  
Offers Over £300,000

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A well-presented one-bedroom apartment set within the sought-after New Providence Wharf development in E14. The property offers a bright open-plan living and kitchen area with modern integrated appliances, a generously sized double bedroom with built-in storage, and a contemporary bathroom finished to a high standard.

Residents benefit from excellent on-site facilities including a 24-hour concierge, fully equipped gym, swimming pool and spa facilities, while the development's riverside location provides a peaceful setting just moments from Canary Wharf. Excellent transport links are close by via East India DLR and Canary Wharf Jubilee Line, offering easy access into the City and beyond.

Ideal for professionals or investors looking for a prime Docklands location with strong connectivity and lifestyle appeal.

Just a 10-minute walk from the apartment, Canary Wharf Station offers fast access to Jubilee Line and approximately a 5-minute walk to Heron Quays DLR.

Tenure: Leasehold

Lease: 999 from 1st January 2002

Service Charge: £ P/A

Ground Rent: £ P/A

Local Authority: London borough of Tower Hamlets

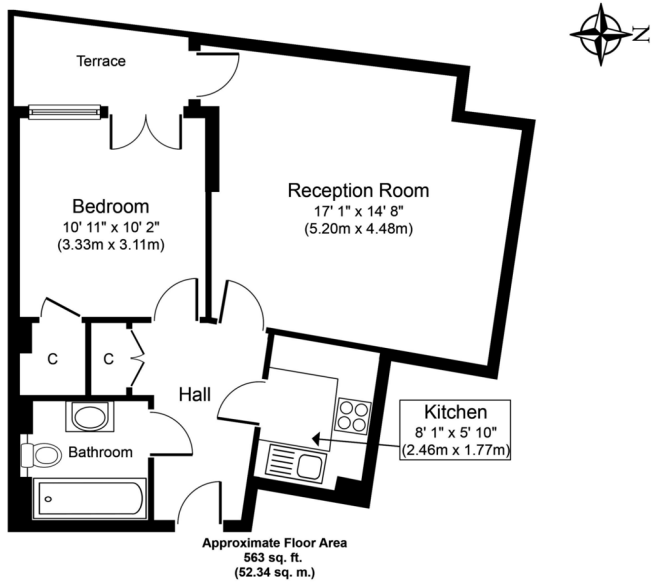
Council Tax Band:

Council Tax: £

EPC Rating: C

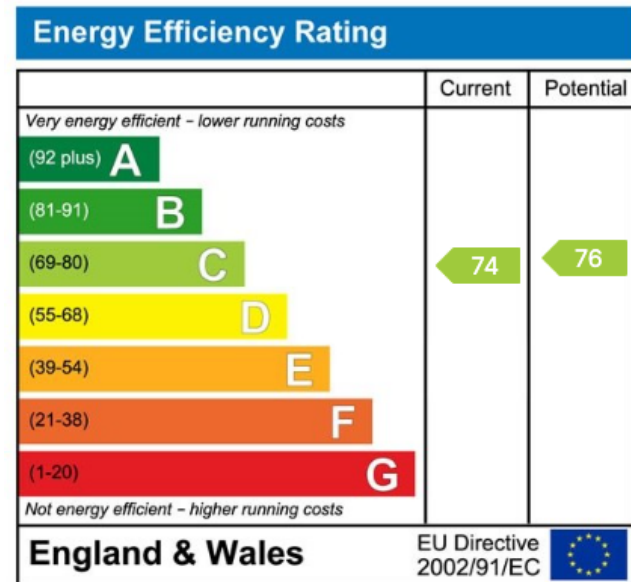
Disclaimer: Ashley King endeavour to advertise accurate representations of properties in descriptions, virtual tours and floor plans, however, they are intended as a guide only and interested parties must satisfy themselves by undertaking a personal inspection.





Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

- ONE BEDROOM APARTMENT • APPROXIMATELY 550 SQUARE FEET OF LIVING SPACE
- SIDE RIVER VIEWS
- ELEVANTH FLOOR
- SECURE RESIDENTIAL BUILDING
- LONG 999 YEAR LEASE
- MUST BE SEEN
- EPC RATING C



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