



Neptune Court

Homer Drive, E14

Asking Price £550,000

A Southwest-facing 2 bedroom 2 bathroom ninth floor apartment in the Cyclops Wharf development. The property benefits from exceptional direct river views from the reception room, its balcony, & from the master bedroom. Secured parking is included.

CHESTERTONS



Neptune Court

Homer Drive, E14

- Sought-After Riverside Development.
- 24 Hour Concierge, Residents' Gym & Swimming Pool.
- Private Underground Parking.
- River Views.
- Private Terrace.
- Share of Freehold.
- 2 Bedrooms, 2 Bathrooms.
- Chain-Free.



A West-facing 9th floor 2 double bedroom 2 bathroom apartment with balcony & direct river views in Neptune Court in the Cyclops Wharf development.

From its vantage point on the 9th floor the views afforded by the property are, in our opinion, the perfect balance of elevation, for far-reaching views towards The City, & of connexion with the river, as the river can be viewed & enjoyed from the comfort of one's sofa. On a still day, one can even hear the lapping of the waves on the shore below.

Cyclops Wharf is a secure, private residential development which benefits from excellent residents' facilities including: 24hr concierge, gym, swimming pool & sauna / steam room. The development is additionally wired for Gigabit fibre optic broadband (fibre straight to the premises).

Secure, allocated parking is also included & the property is offered chain-free as well as benefiting from a share of the freehold.

Tenure:	Leasehold w/Share of Freehold – 991 years remaining approx.
Service Charge:	£7,679pa approx. Includes sinking fund
Ground Rent:	Peppercorn
Local Authority:	Tower Hamlets
Council Tax Band:	F

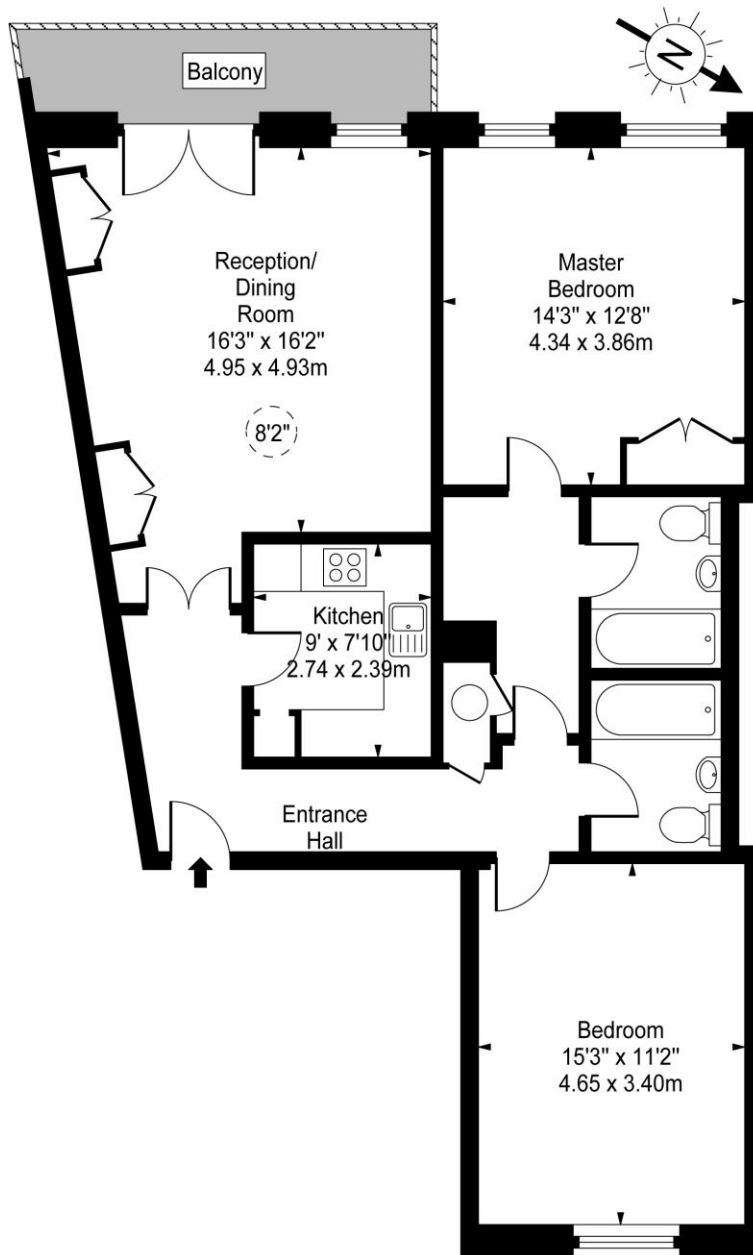
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (91-100)		
B (81-90)		
C (69-80)	78	78
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

Chestertons Canary Wharf & Greenwich Sales

Harbour Island
28 Harbour Exchange Square
London
E14 9GE
canarywharf@chestertons.co.uk
020 7510 8300
chestertons.co.uk

**Neptune Court,
Cyclops Wharf,
Homer Drive**

○ - Ceiling Height



Ninth Floor

Gross Internal Area - 970 Sq Ft - 90.11 Sq M

Approx Gross Internal Area 970 Sq Ft - 90.11 Sq M

For Illustration Purposes Only - Not To Scale

www.goldlens.co.uk

Ref. No. 010220K

