



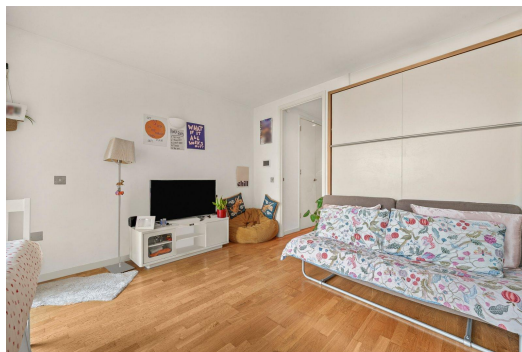
New Providence Wharf

1 Fairmont Avenue, E14

Asking Price £275,000

A lovely studio apartment offering contemporary living in one of Canary Wharf's most desirable residential addresses.

CHESTERTONS



New Providence Wharf

1 Fairmont Avenue, E14

- A lovely studio apartment with balcony terrace.
- Approx 280 sq. ft of Internal Living Space.
- Secure development with 24-hour concierge and on-site security.
- Residents' leisure facilities including swimming pool, spa, sauna and fully equipped gym.
- Business lounge and comfortable communal areas ideal for remote working or meetings.
- Landscaped communal gardens and riverside walkways along the River Thames.
- Close proximity to Canary Wharf financial district and lifestyle hub.
- Nearby retail and dining at Crossrail Place and Jubilee Place.



Contemporary living in one of Canary Wharf's most desirable residential addresses. Positioned on Fairmont Avenue, this stylish studio apartment combines modern design with exceptional on-site facilities and outstanding connectivity to the City and beyond. Residents benefit from an impressive range of exclusive amenities, including a 24-hour concierge service, fully equipped residents' gym, swimming pool, spa and sauna facilities, business lounge, and beautifully maintained communal areas. Many apartments within the development enjoy stunning views across the River Thames, Canary Wharf skyline, and The O2. The development is renowned for its secure environment, premium lifestyle offering, and strong community atmosphere. Located moments from the heart of Canary Wharf, the property is ideally placed for an extensive selection of shops, restaurants, cafés, bars, and leisure facilities. Nearby destinations include Canary Wharf and the vibrant Crossrail Place and Jubilee Place shopping districts. The riverside setting also provides scenic walking routes and easy access to green open spaces.

Transport connections are excellent, making this an ideal home for professionals and commuters alike., , and Blackwall DLR are all within easy walking distance, offering swift access to Bank, Stratford, the City, London Bridge, and beyond. The Elizabeth Line at Canary Wharf further enhances connectivity across London and to Heathrow Airport.

Tenure: Leasehold 974 years approx. remaining.

Service Charge: £2,063 pa.

Ground Rent: £250 pa approx.

Local Authority: Tower Hamlets

Council Tax Band: C

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

Chestertons Canary Wharf & Greenwich Sales

Harbour Island

28 Harbour Exchange Square

London

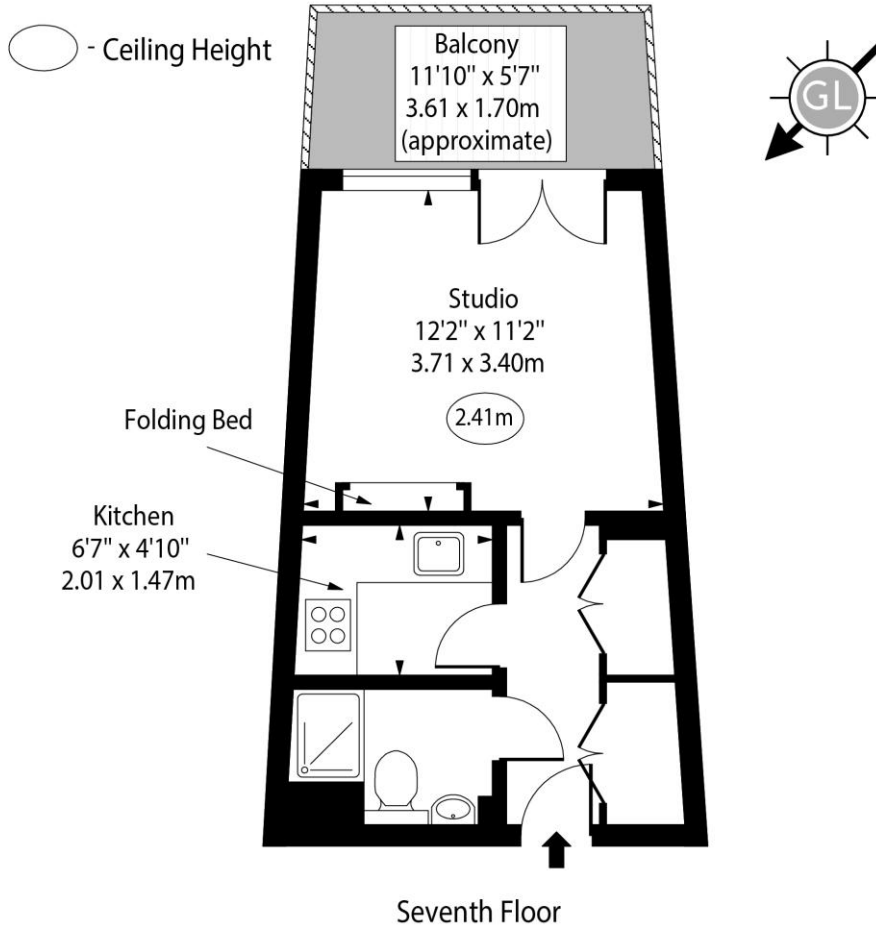
E14 9GE

canarywharf@chestertons.co.uk

020 7510 8300

chestertons.co.uk

New Providence Wharf, Fairmont Avenue, E14



Approx Gross Internal Area 280 Sq Ft - 26.01 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.

www.goldlens.co.uk
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