



Marsh Wall

London, E14

Asking Price £800,000

An exceptionally well-kept 25th floor 2 bedroom 2 bathroom apartment in the nearly new, & highly prestigious Landmark Pinnacle development on the doorstep of Canary Wharf. The apartment benefits from elevated Easterly views over the dock & the Wharf.

CHESTERTONS



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- 800sq ft 25th floor 2 bedroom 2 bathroom apartment.
- High specification interiors.
- Impressive views over Canary Wharf & West India Dock.
- Exceptional selection of in-building facilities.
- Acceptable EWS1 form; offered chain-free.



An exceptionally well-kept, high-specification East-facing 25th floor 2 bedroom 2 bathroom apartment in the nearly new, & highly prestigious Landmark Pinnacle development on the doorstep of Canary Wharf. The apartment benefits from elevated Easterly views over the dock, Morgan Stanley building & the Wharf.

Landmark Pinnacle was completed in 2020 by CPL & is a prestigious modern development with exceptional residents' facilities which include: a cinema, 2 internal communal gardens featuring over 300 species of (real) plants, a play area for children in one of these, & a work from home area in the other, a 56th floor residents' gym with the best views in London, a games room complete with pool tables, table football & even a golf simulator, 2 private dining rooms (with adjoining professional chefs' kitchen) for hosting dinner parties & functions, & 2 roof terraces, open to the elements. Of course, this comes complete with an impressive entrance lobby with 24 hour concierge service. The location is exceptional: on the doorstep of the Canary Wharf Estate close to Heron Quays DLR, Canary Wharf Jubilee Line & Elizabeth Line stations, the business district & subterranean shopping centre.

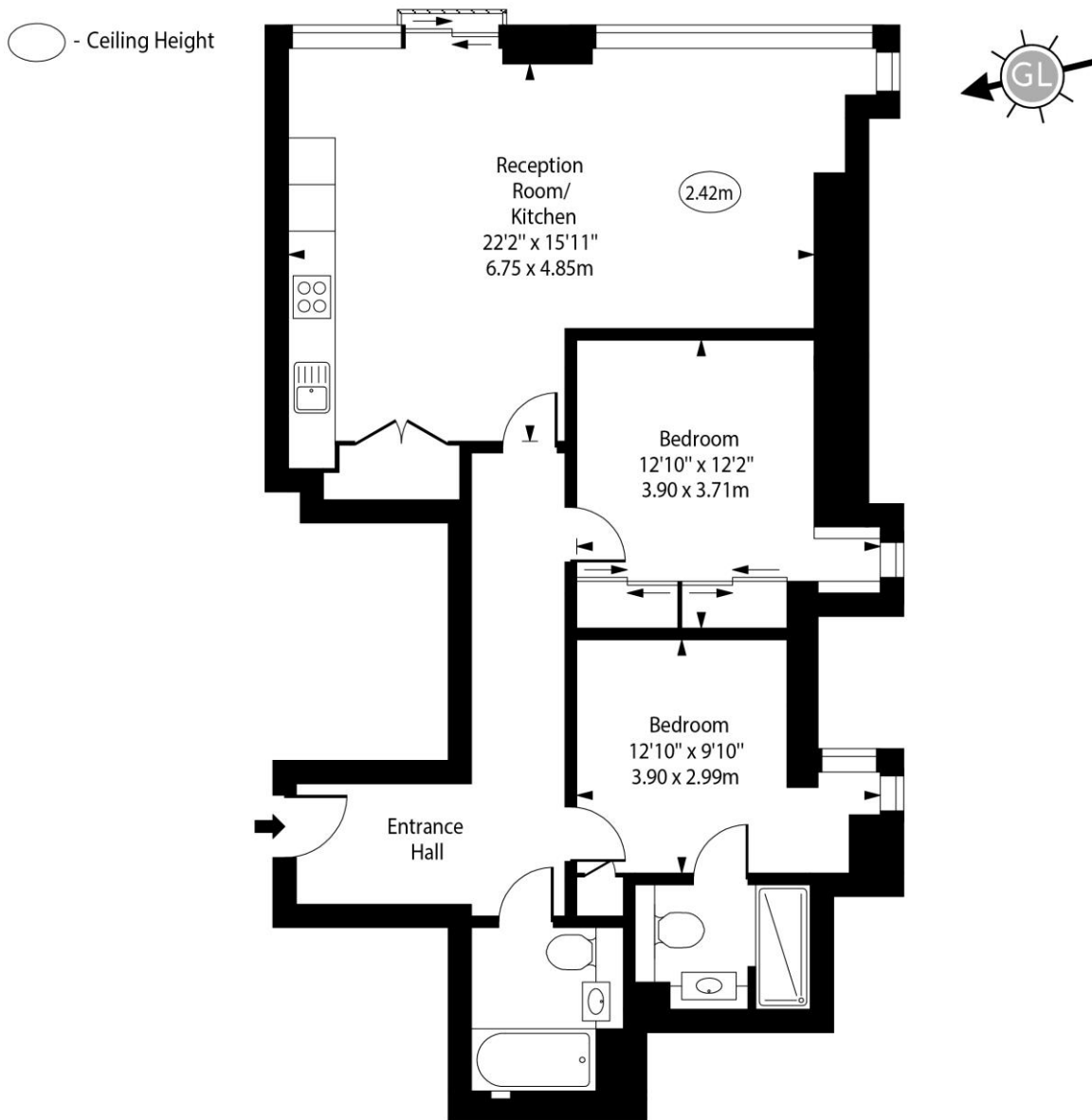
The property is offered chain-free.

Tenure:	Leasehold – 124 years remaining approx.
Service Charge:	£7,965pa approx.
Ground Rent:	nil
Local Authority:	Tower Hamlets
Council Tax Band:	F

Chestertons Canary Wharf & Greenwich Sales

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Twenty Fifth Floor

Approx Gross Internal Area 800 Sq Ft - 74.32 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.

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