



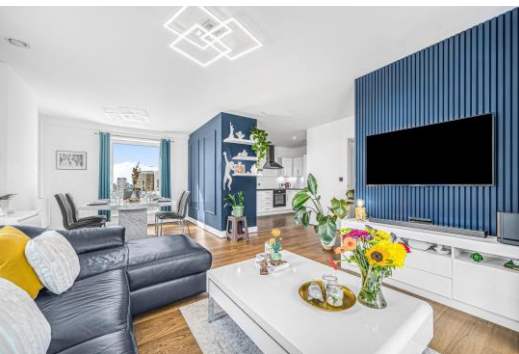
East Ferry Road

London, E14

Offers in Excess of £700,000

A beautiful 13th floor 3 bedroom 2 bathroom apartment that has been exquisitely refurbished throughout to a high specification, & decorated exceedingly tastefully. The apartment boasts a generous, covered balcony & an underground parking space.

CHESTERTONS



East Ferry Road

London, E14

- 1191sq ft 13th floor 3 bedroom 2 bathroom apartment with balcony.
- Interior-designed & fully-renovated throughout to an exquisite standard of finish.
- Southerly & Easterly aspect offering far-reaching views.
- Located within 50m of Crossharbour DLR station.
- Close to local amenities, eateries, shops & pubs.
- Situated within a mile of Canary Wharf.



A beautiful, dual aspect South & East-facing 1191sq ft 13th floor 3 bedroom 2 bathroom apartment that has been exquisitely-refurbished to a high specification, & decorated exceedingly tastefully throughout. All rooms are generously-proportioned & the apartment offers a sizeable, semi-open/enclosed kitchen with ample counter space, & plentiful storage.

The apartment boasts a generous, covered balcony & offers far-reaching views towards The O2 Centre, Shooters Hill, & across The Isle of Dogs, down to Greenwich.

122 East Ferry Road is situated within 50 metres of Crossharbour DLR for easy access to Canary Wharf & The City. Also located nearby are the many eateries, shops, & amenities of Pepper Street, as well as an Asda superstore in the immediate locale.

The property comes with secure, underground parking. A universally acceptable EWS1 form is available for the building.

Tenure:	Leasehold – 107 years remaining approx.
Service Charge:	£5,500pa approx.
Ground Rent:	£0
Local Authority:	Tower Hamlets
Council Tax Band:	F

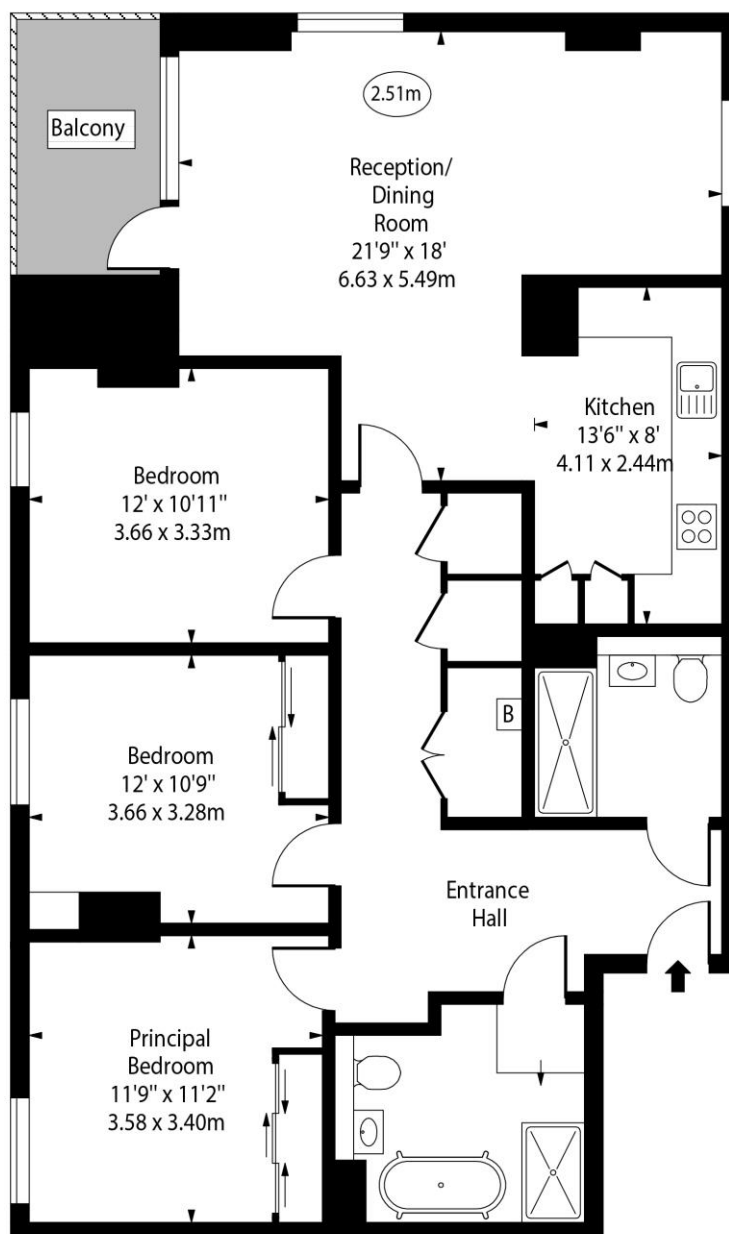
Score	Energy rating	Current	Potential
92+	A		
81-91	B	82 B	82 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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East Ferry Road, E14

○ - Ceiling Height



Thirteenth Floor

Approx Gross Internal Area 1191 Sq Ft - 110.64 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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Ref. No. 029204K

