



Switch House

4 Blackwall Way, E14

Offers in Excess of £275,000

This large one bedroom apartment in Switch House is located very close to East India Quay DLR with swift service into Canary Wharf. Benefiting from 646 sq ft of space it will be a popular choice for First time buyers.



Switch House

4 Blackwall Way, E14

- Large modern One Bedroom Apartment
- Located on the 7TH Floor
- Concierge
- Private Balcony
- Ensuite bathroom and additional Cloakroom
- Located very close to East India Quay DLR
- Chain Free



Located next to the DLR station, this large, modern one bedroom apartment at Switch House offers 646sq ft of living space.

Providing easy access to Canary Wharf, Bank and Canning Town this will be a popular choice for first time buyers. Benefiting from a large bedroom with en-suite, separate kitchen, cloakroom, reception room leading to a private balcony and a hallway area that can accommodate a dining table for entertaining. Buyers will be surprised by the size compared to other one beds in E14. Residents can enjoy access to a Gym and there is a concierge at the reception.

Tenure: Leasehold 132 years approx.. remaining.

Service Charge: £4,404 pa approx.

Ground Rent: £250 pa increasing in accordance to terms laid in lease

Local Authority: Tower Hamlets

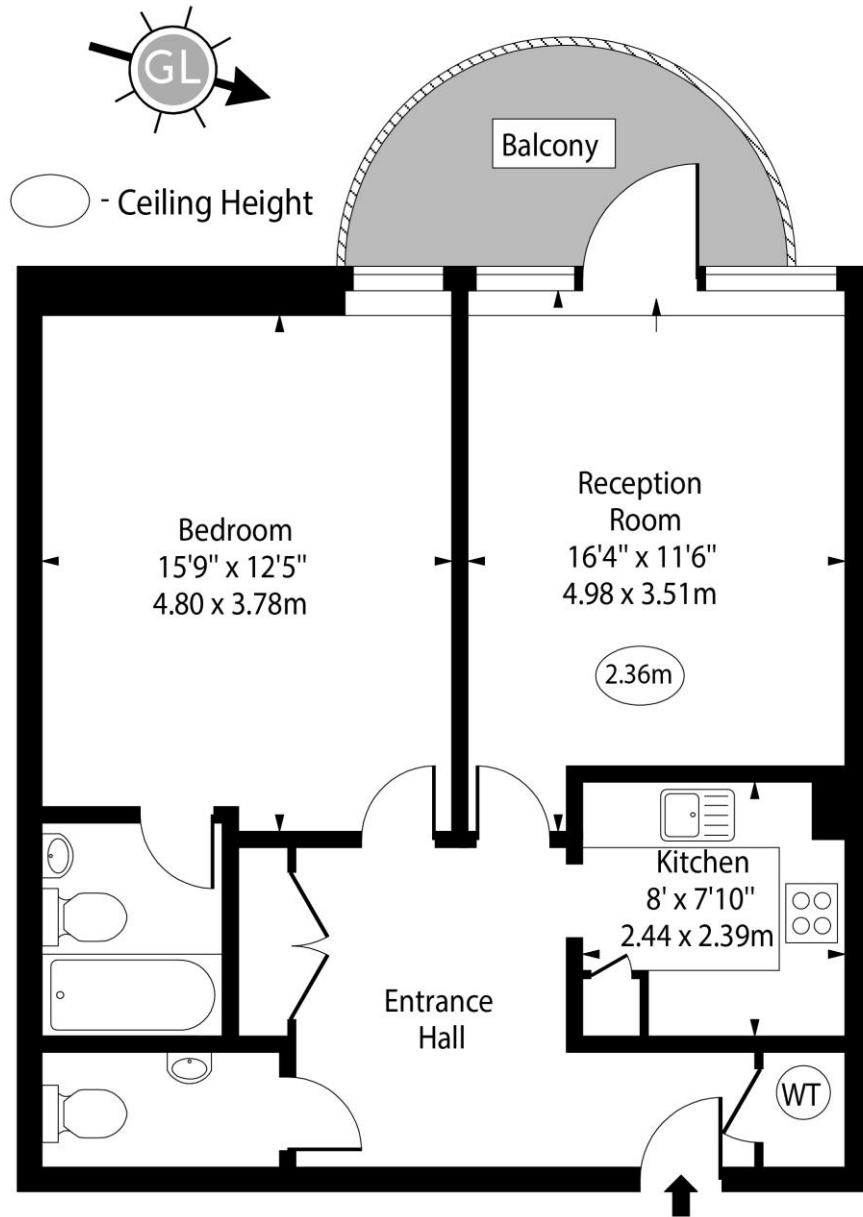
Council Tax Band: D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C	72	77
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
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

Switch House, Blackwall Way, E14



Seventh Floor

Approx Gross Internal Area 646 Sq Ft - 60.01 Sq M

For Illustration Purposes Only - Not To Scale

www.goldlens.co.uk

Ref. No. 021729K