



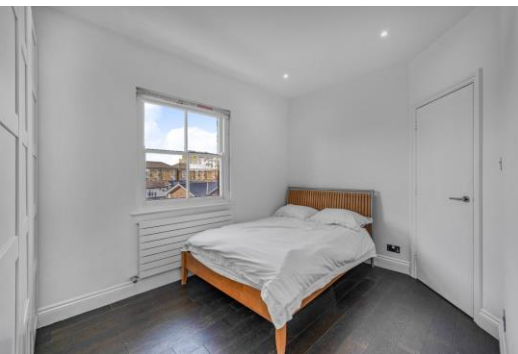
# Saunders Ness Road

London, E14

Asking Price £550,000

Set within a sought-after riverside development in London's vibrant Docklands, this beautifully presented three-bedroom apartment offers contemporary living with exceptional comfort and style.

**CHESTERTONS**



# Saunders Ness Road

London, E14

- Three Bedrooms | Two Bathrooms
- 850sq ft of Internal Living Space
- Allocated Parking
- Offered Chain-Free
- Integrated Kitchen Appliances
- Balcony views



Set within a sought-after riverside development in London's vibrant Docklands, this beautifully presented three-bedroom apartment offers contemporary living with exceptional comfort and style.

The property features a bright and spacious open-plan living area, enhanced by stylish studio lighting that creates a modern, inviting atmosphere. Floor-to-ceiling doors lead directly onto a private balcony, providing the perfect space to relax or entertain while enjoying views of the surrounding area. The sleek, fully integrated kitchen is fitted with high-quality appliances, offering both practicality and a clean, sophisticated finish—ideal for everyday living and hosting alike. All three bedrooms are well-proportioned, making the property suitable for families, professionals, or investors. The apartment is presented in excellent condition throughout, ready for immediate occupation.

Residents also benefit from allocated parking, adding convenience in this well-connected part of the city.

Ideally located, the property is within easy reach of the amenities of Canary Wharf, including an array of shops, restaurants, cafes, and leisure facilities. Excellent transport links via DLR and Underground services provide swift access across London, making commuting effortless.

**Tenure:** Leasehold 84 years approx. remaining.

**Service Charge:** £2,494 pa approx. (£511 pa from Estate Service Charge & £1,983 pa from Block Service Charge)

**Ground Rent:** £379 pa.

**Local Authority:** Tower Hamlets

**Council Tax Band:** E

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72 C	73 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

### *Chestertons Canary Wharf & Greenwich Sales*

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# Saunders Ness Road, E14

○ - Ceiling Height



## Third Floor

Approx Gross Internal Area 850 Sq Ft - 78.96 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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