



City Harbour

8 Selsdon Way, E14

Asking Price £620,000

A South-West-facing 935sq ft 2nd floor 2 bedroom 2 bathroom apartment with direct dock views in the City Harbour development. City Harbour is a low-density residential development with 24 hour concierge, conveniently located for Crossharbour DLR station. Secure, underground parking included & offered chain-free.

CHESTERTONS



City Harbour

8 Selsdon Way, E14

- 935sq ft 2nd floor 2 bedroom 2 bathroom apartment with balcony.
- Exceptionally spacious accommodation throughout.
- Close proximity to Crossharbour DLR station.
- Nearby cafes, restaurants, shops, convenience stores & superstore.
- 24 hour portorage; allocated underground parking space.



A bright & spacious 2nd floor 935sq ft 2 bedroom 2 bathroom apartment in City Harbour. The property boasts a large, South/West-facing reception room & sizeable balcony affording sweeping views of the Outer Millwall Dock, & a peaceful dockside location. The apartment offers spacious accommodation throughout, with 2 large double bedrooms, 2 bathrooms, & an allocated, underground parking space. This apartment is situated in the most desirable position in the development: in the middle block with the sought-after South-Western aspect which offers an abundance of natural light, as well as the best views in the development, & some of the best dock views in the whole of Canary Wharf.

City Harbour offers 24 hour portorage, & a convenient location close to Crossharbour DLR station. City Harbour is situated within easy walking distance of both Canary Wharf, & Greenwich (via the Greenwich Foot Tunnel) being approximately equidistant from both, via tranquil dockside footpaths. Also nearby are the wide, green open spaces of Millwall Park, the amenities of Pepper Street (cafes, restaurants, salons, takeaways & a Tesco Local), & an Asda superstore.

Offered chain-free.

Tenure:	Leasehold – 95 years remaining approx.
Service Charge:	£5,051pa approx.
Ground Rent:	£300pa – doubling every 25 years from commencement
Local Authority:	Tower Hamlets
Council Tax Band:	F

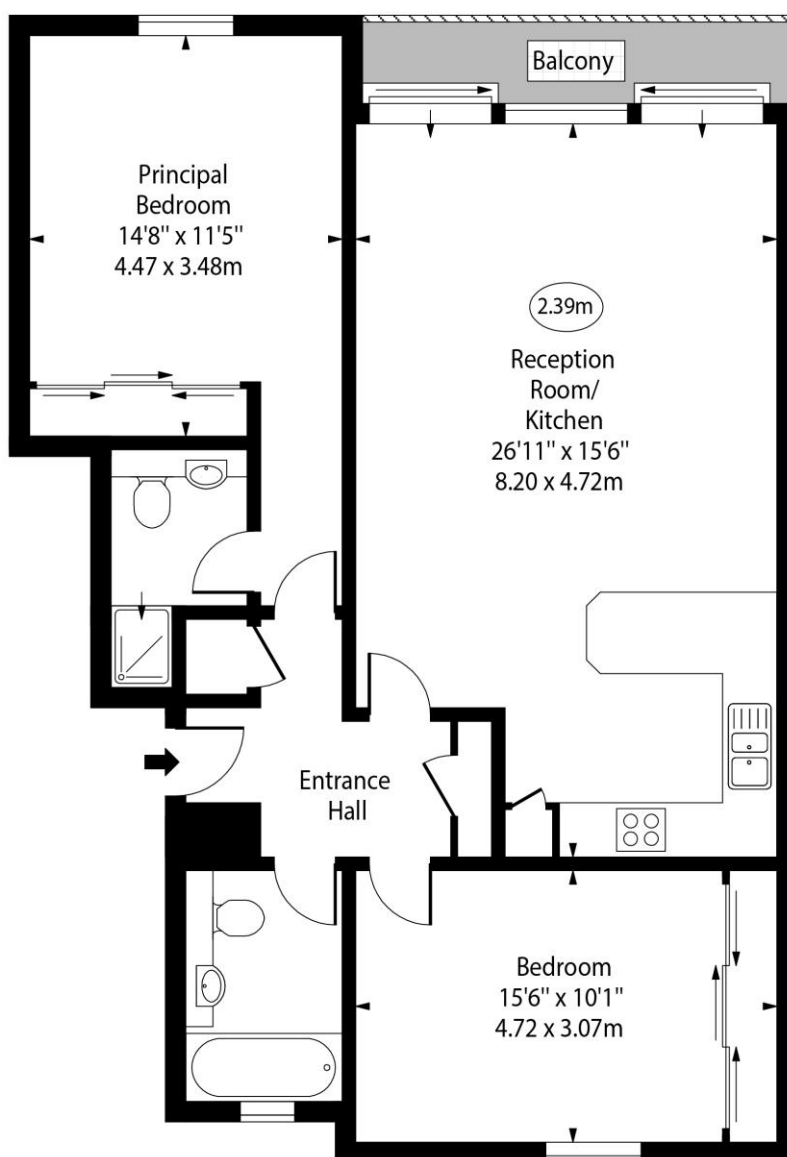
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	80 C	91 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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City Harbour,
Selsdon Way, E14

○ - Ceiling Height



Second Floor

Approx Gross Internal Area 935 Sq Ft - 86.86 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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