

# Leven Wharf, E14 0LN

Asking Price £325,000

## Full Description

Completing soon! This one bedroom apartment spread over (549 Sq.Ft) offering an attractive layout alongside private outdoor terrace space. Leven Wharf development will offer its residents ample living space with easy access to Canary Wharf. 0.5 hectare of waterfront development is part of the important Poplar Riverside development zone, whose development has been boosted by its proximity to the city's 2012 Olympic City Park. Leven Wharf comprises 96 one, two and three bedroom apartments plus commercial floorspace in a nine-storey Y shaped block which overlooks the river to the north and the park to the south Completion due September 2018 Just north of the docklands and two kilometres east of the City, Leven Wharf is at the heart of a superbly positioned residential area. Leven Wharf development will offer its residents ample living space with easy access to Canary Wharf. 0.5 hectare of waterfront development is part of the important Poplar Riverside development zone, whose development has been boosted by its proximity to the city's 2012 Olympic City Park. High-quality finishes including: - Kitchens: Bespoke kitchens, white high gloss lacquer doors to units, black natural granite worktop, Electrolux integrated appliances, ceramic tiles to floor - Living room: Oak timber laminate flooring - Bathroom: Steel, white enamel finish bath, full height ceramic tiling to walls adjacent to bath, shower, basin and WC - Underfloor heating These particulars are not intended to form part of any contract. Any measurements are for guidance purposes only and should not be relied on. Photographs may depict general images of the development and may not show the actual flat for sale.

## Features

- One Bedroom Apartment 549 sqft & Private Terrace West / South West Aspect 10 Year BLP Warranty Great Investment Area Tenure: 999 year leasehold Estimated Service Charge: £33 per sqft Estimated Ground Rent: £300 per annum Completion due September 2018 OPEN 7 DAYS A WEEK!

## Contact Us

**Ernest-Brooks International | Estate Agents | Ernest Brooks International**

Sierra Quebec Bravo, 77 Marsh Wall, Canary Wharf  
E14 9SH  
T: +44 203 621 8881  
E: [info@ernest-brooks.com](mailto:info@ernest-brooks.com)

