



**Settlers Court, 17 Newport Avenue, E14 2DG**

Price:  
£ 400,000





# Settlers Court, 17 Newport Avenue, E14 2DG

Price: £ 400,000 2 bedroom house

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## OVERVIEW

Set within the well-regarded residential development of Settlers Court at 17 Newport Avenue, E14, this exceptional two-bedroom top-floor apartment offers contemporary Docklands living in a prime riverside position. Spanning approximately 690 sq ft, the property combines generous proportions, elevated views, and secure modern living, making it an ideal choice for professionals, couples, or investors seeking strong rental demand close to Canary Wharf.

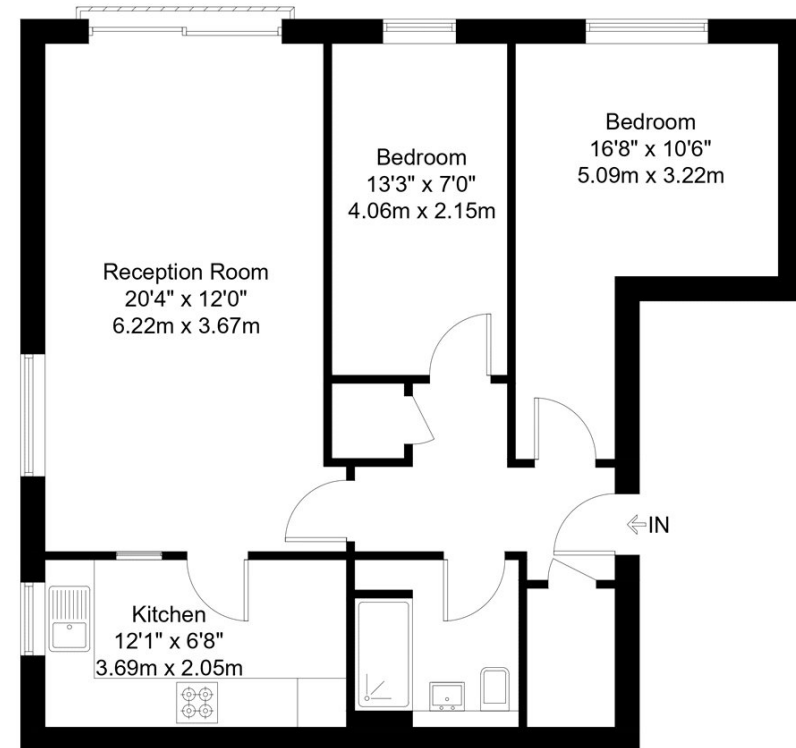
The apartment features a bright and well-designed layout, with a spacious open-plan living and dining area that benefits from excellent natural light and a top-floor position. Both bedrooms are well-proportioned, with a modern bathroom serving the apartment, all presented in a clean and functional style suited to modern urban living. The elevated setting enhances privacy and outlook, creating a calm residential environment above the surrounding Docklands.

## KEY FEATURES

- Top floor two-bedroom apartment
- Approx. 690 sq ft internal space
- Bright open-plan living area
- Modern one-bathroom layout
- Private allocated parking space
- 24-hour concierge service
- Excellent East India DLR links
- Close to Canary Wharf business hub
- Strong rental and investment demand

# Newport Avenue, E14

Approx Gross Internal Area = 64.1 sq m / 690 sq ft



Fifth Floor

The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. Maximum lengths and widths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.  
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