



FALCON WAY E14
1 bedroom apartment

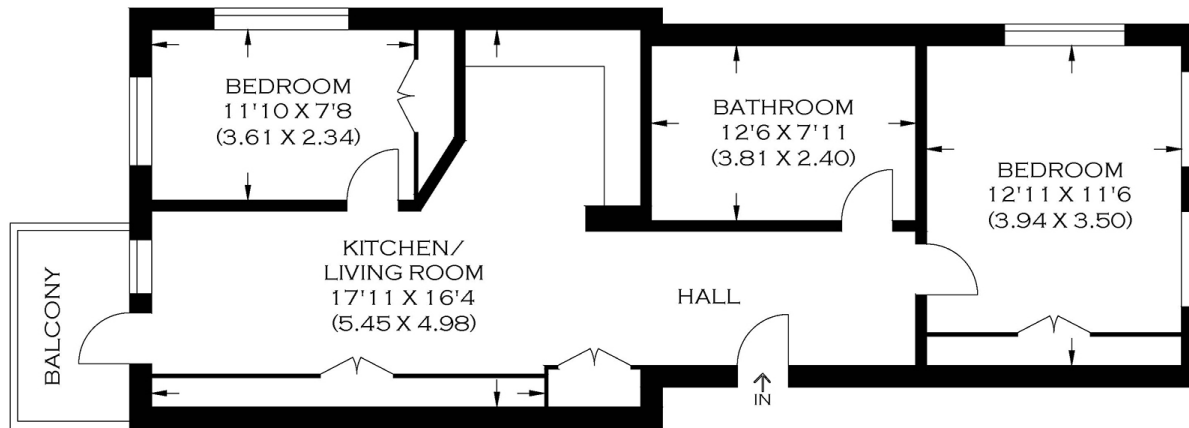
£430,000
SOLD



FALCON WAY E14

This immaculate one-bedroom apartment in the esteemed Falcon Way, Clippers Quay, Isle of Dogs E14 exudes style, charm and character. This fantastic apartment is easily accessible to the hustle and bustle whilst idyllically positioned in a quiet residential cul-de-sac on the Isle of Dogs. Mudchute DLR Station provides excellent transport links and easy access to Canary Wharf and south of the river to Greenwich, allowing for a browse around some of the wonderful independent retailers or refined dining with friends. The apartment flows from a spacious hallway to a bright and airy reception room with access to a private balcony offering attractive dock views, a contemporary fitted kitchen, a spacious double bedroom and a modern bathroom. In addition, the property features another room from the reception, which one could utilise as a bedroom or office. The apartment boasts a parking space and a private garage.

Borough: Tower Hamlets* Council Tax: D* EPC: D Lease Term: 955 years* Service Charge: £2,900* Ground Rent: £50*
Nearest Station: Mudchute (0.07 miles) Material Information: www.alexneil.com/material-information



EIGHTH FLOOR

APPROXIMATE GROSS INTERNAL AREA
67.42 SQ M / 725.70 SQ FT

Produced By www.myphotogenie.co.uk

Canary Wharf & Docklands Office
2 Westferry Road, Canary Wharf, London E14 8JT

t: 020 7537 9859 e: canarywharf@alexneil.com

Disclaimer: Property descriptions are subjective and used in good faith as an opinion rather than statements of fact. The owner provided information relating to title, tenure, service charges and ground rent information. Therefore, please make specific enquiries to ensure that our descriptions match your expectations of the property. Floor plan measurements are approximate and for illustrative purposes only. Furthermore, we have not tested any services, systems or appliances at this property. And we strongly recommend that you verify all the provided information on inspection and that your surveyor and conveyancer further confirm details. Also, market conditions and property values regularly fluctuate. And showcased sold properties demonstrate our previous successes rather than indicate live property values. *As advised by the owner. **Property sold subject to contract.



ALEX NEIL

ESTATE AGENTS SINCE 1984

2024 signifies our **40th Anniversary**, and we are immensely proud to have reached this impressive longevity milestone. In celebration, we launched an **exceptional promotion** for sellers, affording them increased marketing exposure for free!

40 years of expertise: With four decades of experience, we bring a wealth of knowledge and expertise. Our durability is a testament to the trust satisfied clients place in us. We understand the nuances of the diverse neighbourhoods we cover. Our local expertise allows us to provide tailored solutions, whether you're buying or selling, allowing you to move with confidence.



ALEX NEIL

ESTATE AGENTS SINCE 1984

www.alexneil.com