



MILLHARBOUR E14  
**2 bedroom apartment**

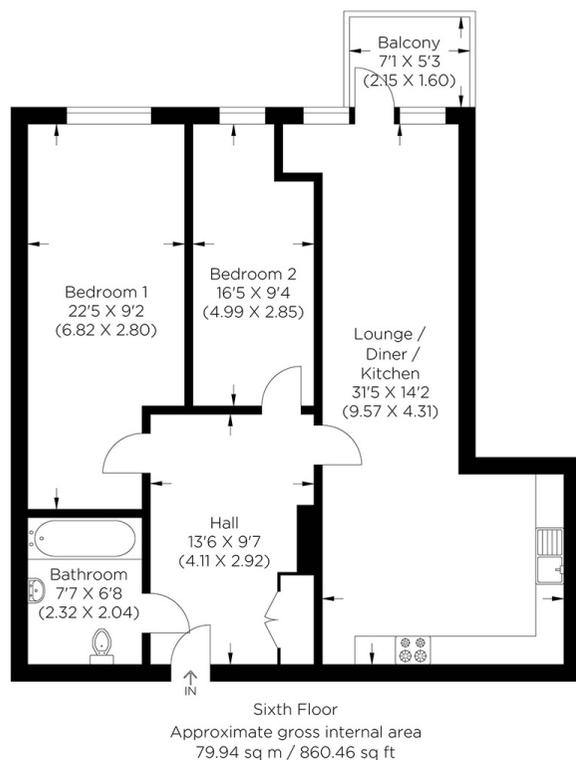
**£435,000**  
LEASEHOLD



# MILLHARBOUR E14

A two bedroom apartment in a prime London location situated within Millharbour, Canary Wharf, E14, perfect for first-time buyers or investors. Set on the 6th floor with lift access, this apartment benefits from two double bedrooms, a fully equipped kitchen with integrated appliances opening to a spacious living room with a private balcony featuring views of the communal gardens and the dock. Set in a residential block of flats with a full cladding safety report and EWS1 with a real sense of community, this property is in walking distance of South Quay station for DLR and Canary Wharf tube stations for easy access to Bank and Liverpool Street and the new Crossrail networks for Heathrow airport in less than 40 minutes, Canary Wharf, Regents Canal, Limehouse Cut, and the banks of River Thames are within walking distance with all their bars, restaurants and local amenities for your comfort.

Borough: Tower Hamlets\* Council Tax: E\* EPC: B Lease Term: 110 years\* Service Charge: £2,983\* Ground Rent: £250\*  
Nearest Station: South Quay (0.16 miles) Material Information: [www.alexneil.com/material-information](http://www.alexneil.com/material-information)



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

t: 020 7537 9859 e: [sales@alexneil.com](mailto:sales@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