



A bright and airy studio apartment which is located within this modern Berkeley Homes development. Residents will benefit from a concierge and fully equipped gymnasium.

Caspian Wharf, 1 Yeo Street, London, E3

£289,995 Leasehold (986 years remaining)



- Modern studio apartment
- Private balcony
- EWS1 compliant
- Concierge
- Gymnasium

Description

Located within this impressive modern development by high end developer, Berkeley Homes is this attractive studio apartment is positioned on the 4th floor. There is an open plan living / sleeping area, with a modern kitchen boasting integrated appliances, plus there is a three piece bathroom suite.

Additionally, there is wooden flooring throughout, plenty of fitted storage and a generous private balcony with views towards the City skyline.

Please note: We have received confirmation from the owner of this property that an EWS1 form has been provided by the Freeholder.

Local Information

Caspian Wharf is located just to the north of Limehouse Cut, a vibrant area which is currently undergoing plenty of redevelopment. There are plenty of shops bars and restaurants within easy reach, and Langdon Park DLR is positioned just 0.2 miles away, offering swift connectivity into both Canary Wharf and Bank.

All times and distances are approximate.

Tenure

Leasehold (986 years remaining)

Local Authority

Tower Hamlets

Energy Performance

EPC Rating = B

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Canary Wharf Office.

Telephone: +44 (0) 20 7531 2530.



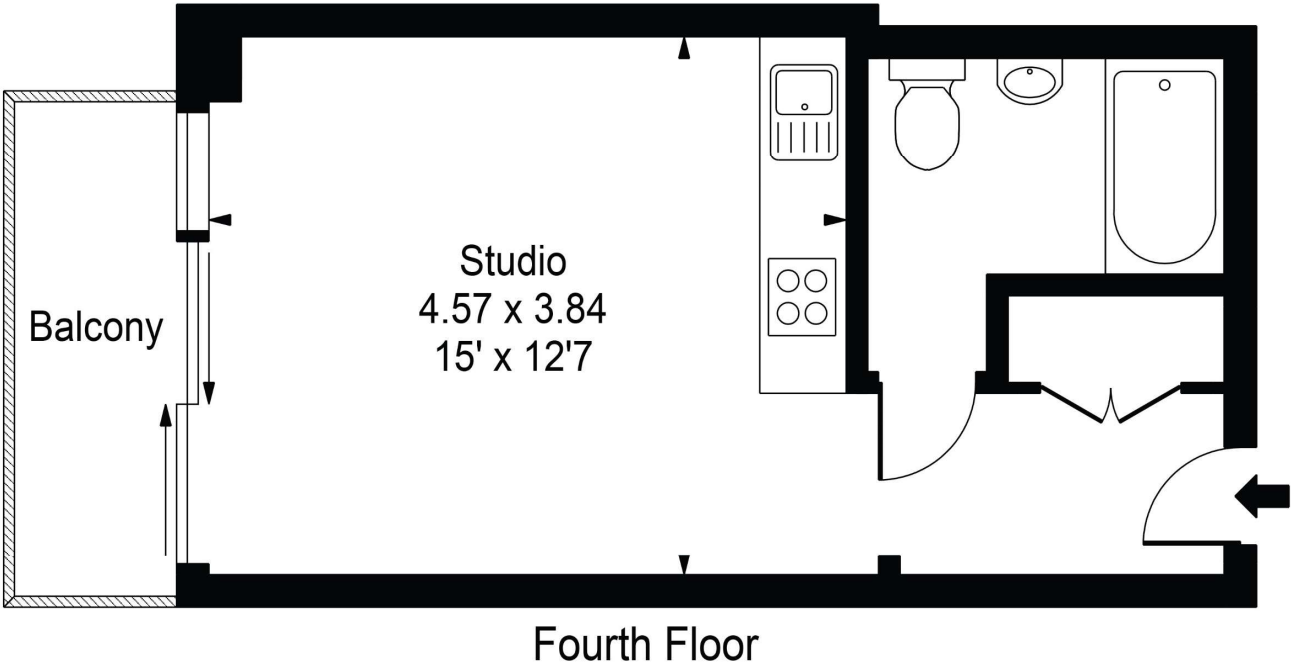



Caspian Wharf, 1 Yeo Street, London, E3
Gross Internal Area 288 sq ft, 26.8 m²

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Caspian Wharf
Gross Internal Area(Approx)
Total = 26.76 Sq m / 288 Sq ft
For Illustration Purposes Only - Not To Scale
Floorplan by Humble Spy Photography Ltd.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	81	82
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC 	

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