



A bright and airy apartment which spans to approximately 847 sq ft internally. The property has been well presented throughout and offers views directly overlooking the dock

**Boyd Building, 10 Frobisher Yard, London, E16**

£440,000 Leasehold (120 years remaining)





- Modern two bedroom apartment
- Private balcony with dock views
- En-suite to master bedroom
- Concierge
- Perfectly positioned for the DLR

### Description

Making an ideal first time purchase is this modern two bedroom apartment which was constructed in 2016. Positioned upon the third floor, this immaculate unit offers a generous amount of living space and benefits from great natural lighting throughout due to the units south west facing aspect. Internally there is a generous open plan living area, which leads out to a private balcony which provides impressive views over the dock, and towards Canary Wharf.

Additionally, there are two spacious double beds, two quality bathroom suites, ample storage space and a concierge service.

### Local Information

Royal Albert Wharf is situated within 0.2 miles of Gallions Reach station, giving access to Canary Wharf in around 18 minutes and the City in less than 30 minutes. For those travelling further afield, City Airport is in easy reach by the DLR. Supermarkets, shopping and entertainment are close by at the Gallions Shopping Centre, approximately a mile away.

All times and distances are approximate.

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### Tenure

Leasehold (120 years remaining)

### Local Authority

London Borough of Newham

### Energy Performance

EPC Rating = B

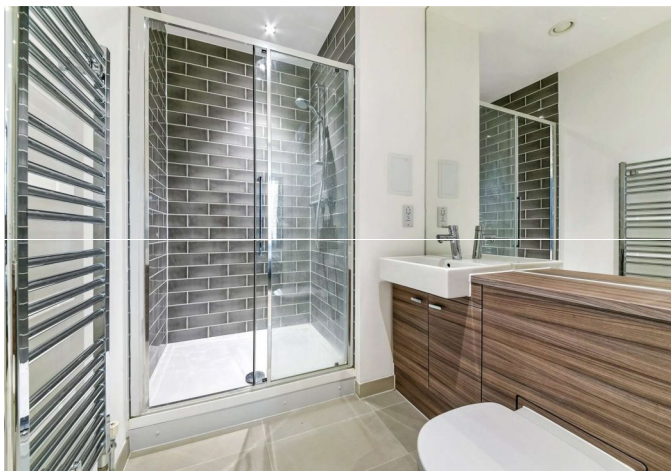
### Viewing

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

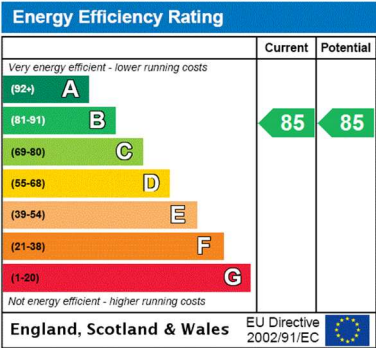
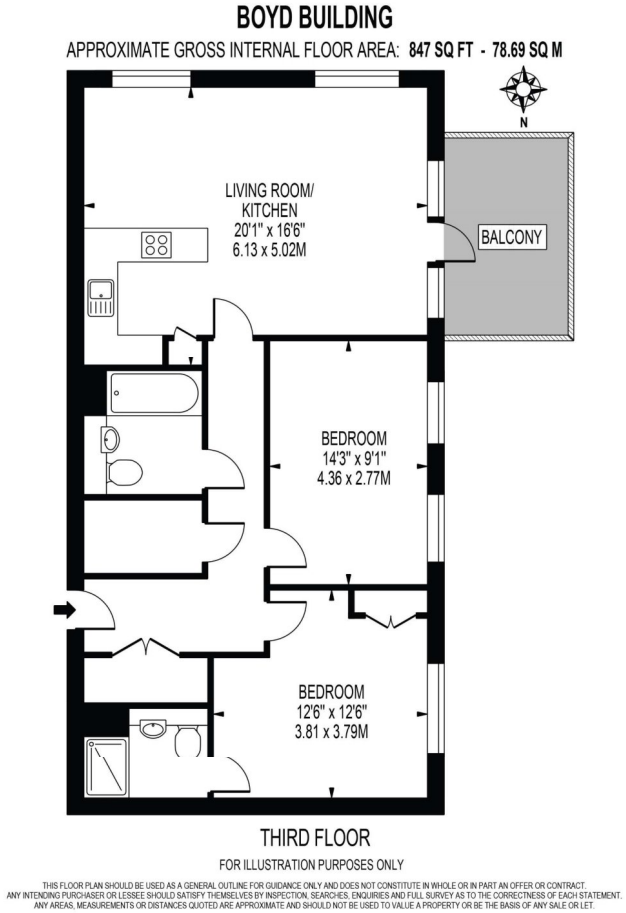
Telephone: +44 (0) 20 7531 2530.







Boyd Building, 10 Frobisher Yard, London, E16  
Gross Internal Area 847 sq ft, 78.7 m<sup>2</sup>



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