



A superb one bedroom suite of approximately 462 sq ft located within just a short distance from Canary Wharf. The property is located on the 18th floor and offers amazing city views.

**Marner Point, 1 Jefferson Plaza, London, E3**

£360,000 Leasehold (115 years remaining)





- Impressive one bedroom suite
- Amazing London skyline views
- Private balcony
- Concierge
- Gymnasium

### Description

Constructed in 2013 by Barratt Homes is this impressive, and much larger than one bedroom suite which offers approximately 462 sq ft of living space. Positioned on the 18th floor, this modern apartment offers a spacious reception room / diner, high spec fitted kitchen with integrated appliances, underfloor heating, separate bedroom area and a private balcony.

Additionally, there is wooden flooring throughout, ample storage space, floor to ceiling windows and an amazing views across the London skyline.

Any perspective buyer will also benefit from access to a 24 hour concierge and fully equipped resident's gymnasium.

### Local Information

Marner Point is ideally positioned, and has a variety of local shops, bars and restaurants within walking distance. Bromley By Bow tube station is just moments away, which offers easy connections into Canary Wharf, and also into London.

All times and distances are approximate.

### Tenure

Leasehold(115 years remaining)

### Local Authority

Tower Hamlets

### Energy Performance

EPC Rating = C

### Viewing

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

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Marner Point, 1 Jefferson Plaza, London, E3  
Gross Internal Area 462 sq ft, 42.9 m²

Marner Point  
Gross Internal Area(Approx)  
Total = 42.92 Sq m / 462 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		
(69-80) C	77	77
(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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