



Offering impressive views across the London skyline is this stunning modern apartment, which offers a concierge and residents gymnasium.

River Heights, 90 High Street, London, E15

Offers in Excess of £550,000 Leasehold (Lease Expiry January 3014)



- Stunning dual aspect apartment
- Impressive views
- Still under building warranty
- Concierge / gym
- Air conditioning

Description

Located on the twentieth floor of this luxurious modern development is this stunning dual aspect two bedroom apartment, which has been well maintained throughout. Internally, the apartment spans to approximately 814 sq ft, and it boasts excellent natural lighting, which is absorbed by the large floor to ceiling windows. There is an open plan living area, encompassing a high gloss kitchen with integral appliances, two double bedrooms which both offer fitted wardrobes, plus there are two luxurious bathroom suites.

Externally, there are two incredibly generous balconies, with amazing views looking towards the Canary Wharf skyline. Residents will also benefit from access to a 24 hour concierge service, an on site gymnasium and a communal roof terrace.

Local Information

River Heights is ideally located for access to the City, the West End of London and Canary Wharf. Being walking distance from The international Quarter, Pudding Mill Lane and the Jubilee line. The newly opened Elizabeth line also provides great connectivity throughout the Capital and beyond. There is also a wide variety of shops, bars and restaurants, with Westfield being situated close by.

All times and distances are approximate.

Tenure

Leasehold (Lease Expiry January 3014)

Local Authority

London Borough of Newham

Council Tax

Band = D

Ground Rent

£3,000 per annum

Service Charge

£350 per annum

Energy Performance

EPC Rating = B

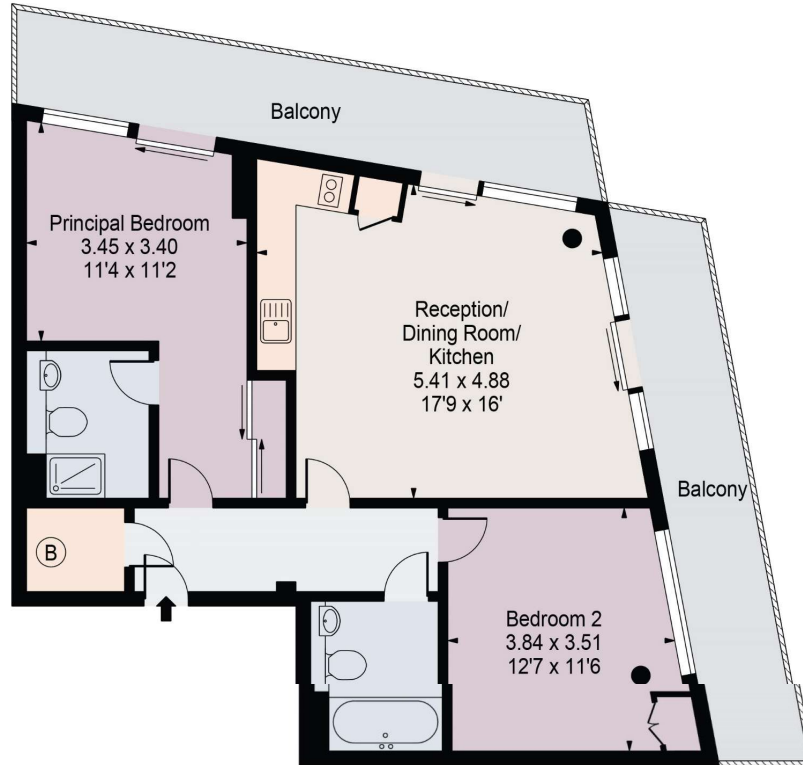
Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Canary Wharf Office.
Telephone: +44 (0) 20 7531 2530.






River Heights
 Gross Internal Area(Approx)
 Total = 75.62 Sq m / 814 Sq ft



Twentieth Floor

Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)
 For Illustration Purposes Only - Not To Scale

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B	86	86
(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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