

Let UK Home

1 Bedrooms

E16 1FL

Located in London

£424,800



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Wellspring House, 11 Seagull Lane, London E16



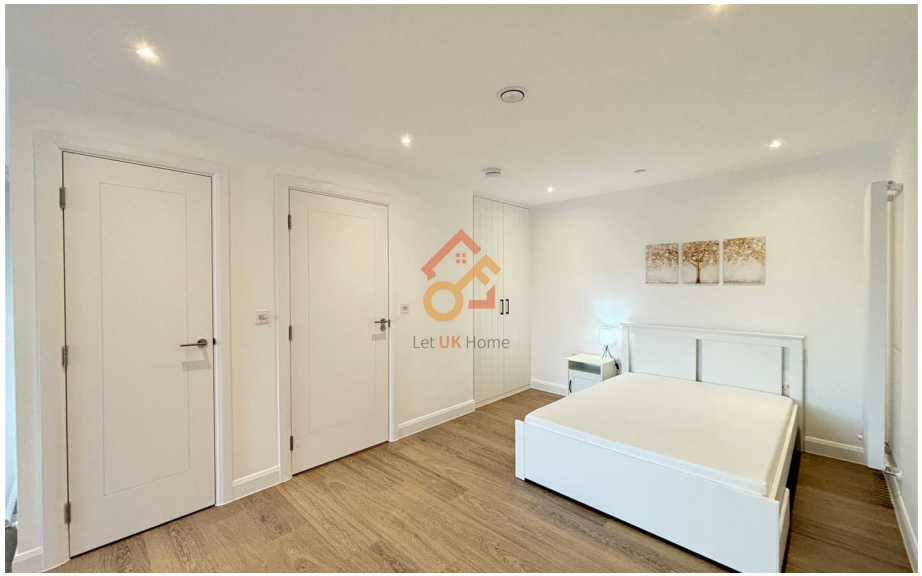
Let UK Home are excited to offer this spectacular studio apartment in the heart of Western Gateway part of the Royal Eden Docks. Property Reference: LUH 707

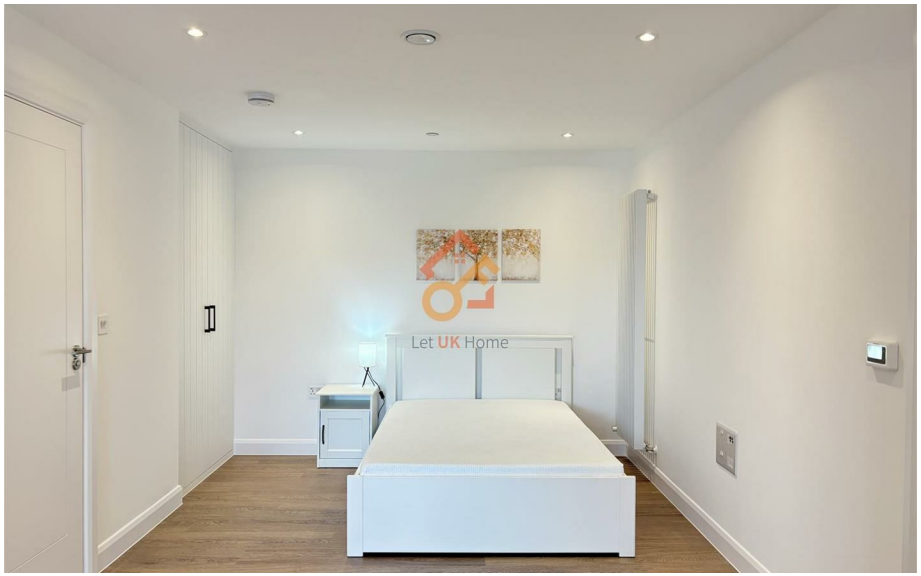
The flat comprises a spacious open kitchen with a stylishly attached dining area, a magnificent living room, one bright bedroom and one modern bathroom.

The residents of this apartment will have use of concierge service, business lounge, conference room, gym, spa, swimming pool, sauna, steam room, car club, cinema, office space, yoga room, spinning training room, entertainment space

A few minutes' walk west from the apartment is the Royal Victoria subway and light rail station, and on the east side is the Custum House DLR light rail station. The apartment is adjacent to the Queen Elizabethline line, which goes directly to Canary Wharf and Bank Station in the City of London, and easily reaches Oxford Street and Chinatown. It takes more than ten minutes by bus to London City Airport.

- 15th Floor
- 24h Security
- Cinema & Game Room
- The Spa
- Sauna & Steam Room
- Concierge Service
- Swimming Pool
- The Gym
- Co-working Space
- EPC Rating: B





LONDON E16

STUDIO APARTMENT



TOTAL AREA	总面积	551.1 SQ FT	平方英尺	51.2 SQ M 平方米
TOTAL INTERNAL AREA	室内面积	499.4 SQ FT	平方英尺	46.4 SQ M 平方米
Living / Kitchen / Dining Area	客厅/厨房/餐厅	18'8" x 13'5"		5702 mm x 4111 mm
Bedroom	卧室	11'1" x 10'3"		3380 mm x 3142 mm
TOTAL EXTERNAL AREA	室外面积	51.6 SQ FT	平方英尺	4.8 SQ M 平方米
Balcony	阳台	6'5" x 7'11"		1975 mm x 2430 mm

Washer-dryer 洗衣干衣机 W

Dishwasher 洗碗机 D

Fridge-freezer 冰箱冰柜 F

Balcony 阳台

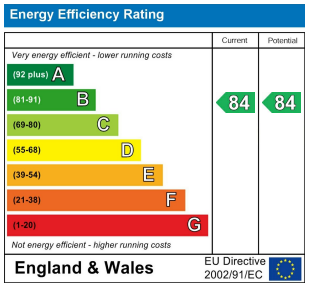
The kitchen, furniture layouts and dimension are for guidance only and are not to scale. All measurements given may vary within a tolerance of 5%. For more information on integrated appliance please see specification or speak to a sales consultant.

厨房、家具摆放和尺寸仅用于说明，未按比例绘制。所有测量值容差范围为5%。欢迎联系置业顾问了解更多。

Council Tax Band: B

Local Authority:

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.



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