









## Burcham Street, Poplar, E14

Asking price **£350,000** | Leasehold





# Burcham Street, Poplar, E14

-  2 Bedrooms
-  1 Bathroom
-  1 Reception
-  Balcony
-  Near Chrisp Street Market
-  0.2 MI Langdon Park

Ideally situated between Canary Wharf & the City, this well presented 2 bedroom apartment is located on Burcham Street and benefits from over 760 sq ft of internal space.

Accommodation comprises a wide entrance hallway with inbuilt storage, leading into a bright and spacious reception room, near-full width windows, and door out to the private balcony. The separate kitchen, also with door onto the balcony, comprises a modern range of matching wall and base units with work surfaces incorporating inset sink unit, and further space for appliances. There

are two well-sized double bedrooms, plus a spacious bathroom and separate WC.

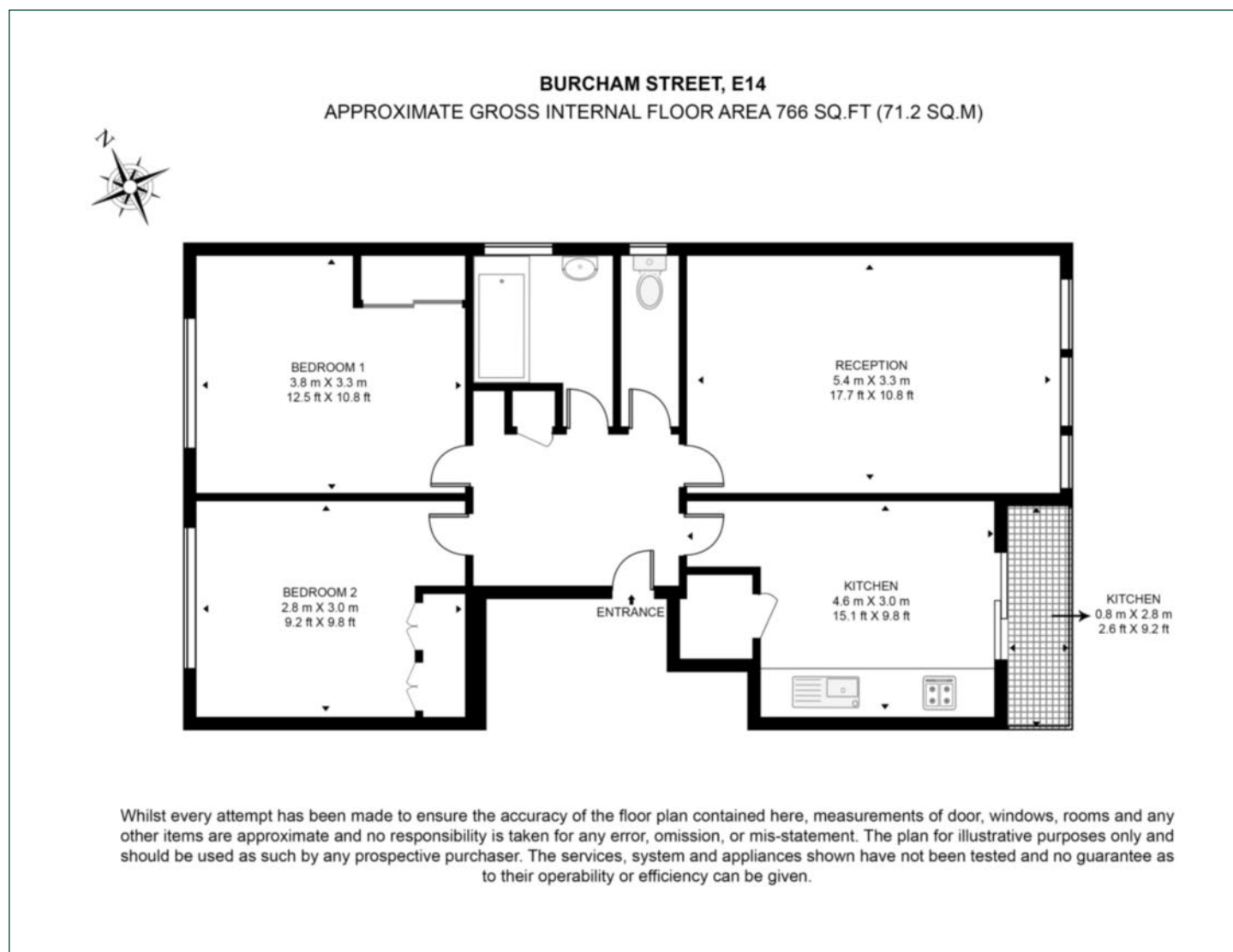
Burcham Street is perfectly positioned for Langdon Park and All Saints DLR stations, Chrisp Street Market, as well as Canary Wharf stations and Crossrail. There are numerous regular bus routes all providing exceptional links into nearby Canary Wharf, the City, Central London and the West End. There are a variety of shops, cafes, bars, restaurants and cinemas also within a short distance in this superb vibrant location.



<b>Tenure:</b>	Leasehold (91 years remaining)	<b>Local Authority:</b>	Tower Hamlets
<b>Ground Rent:</b>	£10 p.a.	<b>Council Tax Band:</b>	C
<b>Service Charge:</b>	Appx £2,036.01 p.a.	<b>EPC:</b>	C

# Floorplan

766 sq ft | 71.2 sq m



## Docklands

St David's Square, 320 Westferry Road, London, E14 3QL

## Sales

020 7510 8445 | [docklands.sales@chaseevans.co.uk](mailto:docklands.sales@chaseevans.co.uk)

**We're here to help.**

IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

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