



City / Docklands Lettings, 3-5 Dock Street, London E1 8JN

T 020 7480 0120 E docklet@ludlowthompson.com W www.ludlowthompson.com

## POPLAR HIGH STREET POPLAR



LET

REF: 149715

### 1 Bed, Apartment, Communal Garden, 1 Underground Parking Space

Minutes poplar DLR - Secure entry - Secure parking space - Over 550 sq feet - Close to local amenities - Beautiful communal garden

Ludlow Thompson are pleased to present this 1 bedroom apartment situated in Caraway Heights, a secure entry purpose built block on Poplar high street. The apartment is situated on the 3rd of 4 floors and is a spacious 572 sq feet. It is presented in good condition comprising of a double bedroom, separate kitchen, living room, bathroom, and ample storage. A secure underground parking space is also included in the sale price with lift access. The flat is ideally located close to transport links ... [continued below](#)

**Train/Tube** - All Saints, Blackwall, West India Quay, Poplar

**ludlow**thompson



# POPLAR HIGH STREET POPLAR



Outside of block



Kitchen



Bedroom



Bathroom



Living room



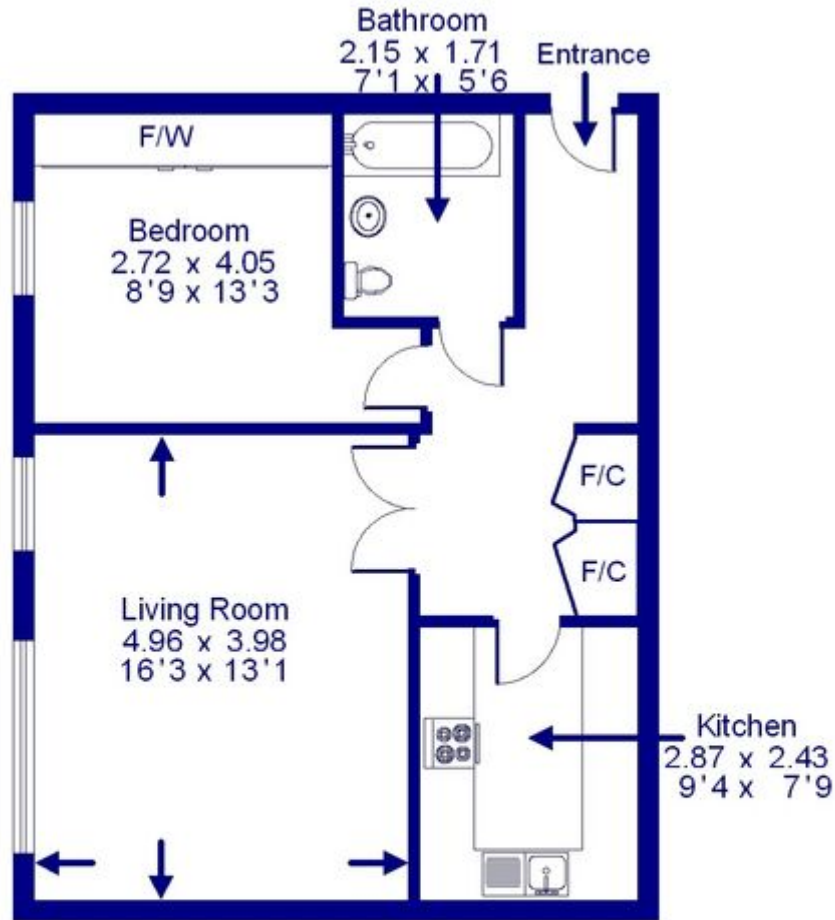
Dining area



City / Docklands Lettings, 3-5 Dock Street, London E1 8JN

T 020 7480 0120 E docklet@ludlowthompson.com W www.ludlowthompson.com

# POPLAR HIGH STREET POPLAR



Approx 53.2 sq. m / 572 sq. ft.

SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls and doors windows fittings and appliances their sizes and locations are shown conventionally and are approximate only and cannot be regarded as being a representation by either the seller or their Agent.

DrawingNo. CD4099

Please note that this floor plan is produced for illustration and identification purposes only. It is NOT drawn to a scale. Measurements are taken in accordance with the R.I.C.S. Code of Measurement Practice. Areas quoted are Gross Internal Areas as per the R.I.C.S. Code and are not guaranteed. Do not use this plan to buy or place furniture or furnishings. Rely upon your own measurements only. Areas quoted are only a guide.



City / Docklands Lettings, 3-5 Dock Street, London E1 8JN

T 020 7480 0120 E [docket@ludlowthompson.com](mailto:docket@ludlowthompson.com) W [www.ludlowthompson.com](http://www.ludlowthompson.com)

## POPLAR HIGH STREET POPLAR



Ludlow Thompson are pleased to present this 1 bedroom apartment situated in Caraway Heights, a secure entry purpose built block on Poplar high street. The apartment is situated on the 3rd of 4 floors and is a spacious 572 sq feet. Is presented in good condition comprising of a double bedroom, separate kitchen, living room, bathroom, and ample storage. A secure underground parking space is also included in the sale price with lift access. The flat is ideally located close to transport links for canary wharf and the city and is close to amenities. Call Ludlow Thompson on 0207 480 0170 to view.

### Outside of block

The apartment is situated on the 3rd of 4 floors

Kitchen - 2.43m x 2.87m (7' 11" x 9' 4")

Good range of matching wall and base units, integral gas hob, oven, fridge freezer, washer / dryer, dishwasher, microwave (not tested), stainless steel sink and drainer, wood laminate flooring, Recessed down lighters.

Bedroom - 4.05m x 2.72m (13' 3" x 8' 11")

Double bedroom, window to front, mirrored wardrobes across one wall, carpeted, TV socket, BT point.

Bathroom - 1.71m x 2.15m (5' 7" x 7')

Matching white bathroom suite, carpeted, shaver point & mirror, shower attachment and curtain, ventilator, Recessed down lighters.

Living room - 3.98m x 4.96m (13' x 16' 3")

2 windows to front, carpeted.

Hallway

BT point, Burglar alarm system, Peephole, Smoke detector, Video entry phone system.



City / Docklands Lettings, 3-5 Dock Street, London E1 8JN

T 020 7480 0120 E docklet@ludlowthompson.com W www.ludlowthompson.com

## POPLAR HIGH STREET POPLAR



CALL 020 7480 0120

REF: 149715

### When you want to view a property through us it helps to bear in mind the following:

Viewings are a limited opportunity and therefore should be undertaken seriously. It might be necessary to take a flexible approach in the time arrangement of viewings. Sometimes a landlord will give us specific times only convenient to them. We do advise landlords that if they are serious about letting property they should be as flexible as possible. We normally keep keys and can therefore access the property pretty much anytime.

To arrange a viewing for this property please contact our City / Docklands Lettings Office quoting 149715

### DISCLAIMER

VIEWING: strictly by appointment through LUDLOWTHOMPSON. ludlowthompson are Agents for themselves and for the landlord.

1. These particulars do not form any part of any offer or contract.
2. Particulars are intended to give a fair description only. ludlowthompson/landlord accept no responsibility for any error they may contain however caused. Any renter must satisfy her/himself by inspection or otherwise as to their correctness.
3. ludlowthompson or employees have no authority to make or give any representation or warranty whatever regarding this property.

### PLEASE NOTE BEFORE PROCEEDING

We have been unable to confirm the terms of tenure, we have relied upon information supplied by the landlord. Photographs may depict items which are not included in the let. Consult a solicitor on aspects relating to tenure/property details.