



Bow Sales, 634-636 Mile End Road, Bow, London E3 4PH
T 020 8981 2670 E bowsales@ludlowthompson.com W www.ludlowthompson.com

RAINHILL WAY BOW ROAD



SOLD

REF: 1960448

2 Bed, Purpose Built Apartment, Private Balcony, 1 Secured Parking Space

Large South Facing Private Balcony - Recently Built Development - 12 Hour Concierge - Two Bedroom Modern Apartment - Located on the 22nd Floor with Stunning City Views - Secure Underground Parking Space

This superb two bedroom apartment set within the prestigious Mallard Point development offering 12 hour concierge and secure underground parking space, positioned a short walk away from Bow Road Tube Station (District, Hammersmith & City Line) and Bow Church DLR offering excellent access to the City and Canary Wharf. The apartment boasts stunning west facing views of City from the large balcony, providing bright living accommodation with amazing views of London throughout. This spacious proper... **continued below**

Train/Tube - Bow Church, Bow Road, Mile End, Bromley-by-Bow

Local Authority/Council Tax - Tower Hamlets

Tenure - Leasehold

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Reception



Kitchen



Reception Alt Angle 1



Master Bedroom



Master Bedroom Alt Angle 1



Master Bedroom Alt Angle 2



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2nd Bedroom



2nd Bedroom Alt Anlge 1



Bathroom



Exterior



Balcony



Views



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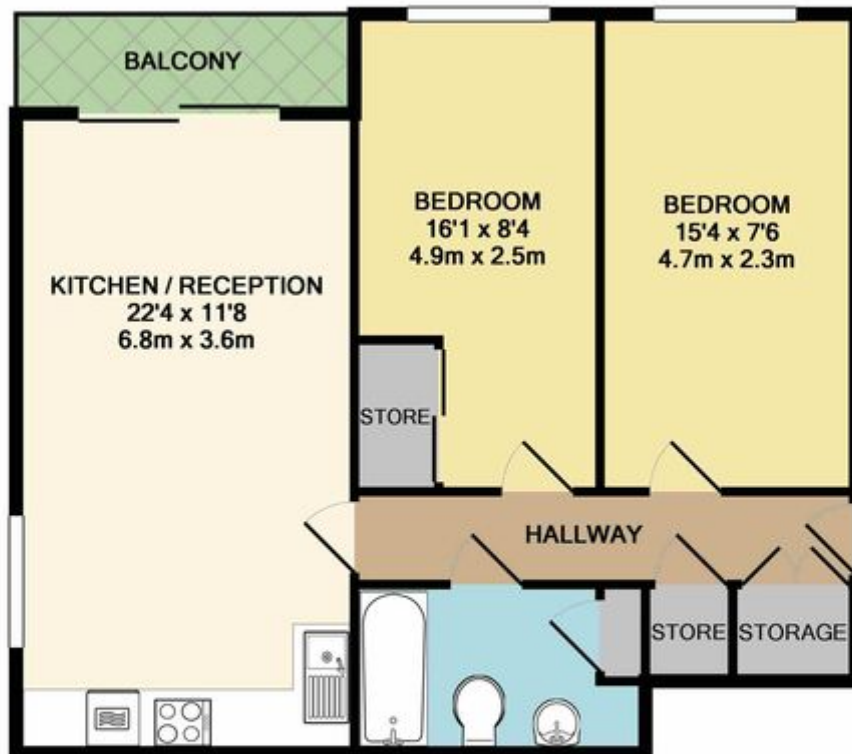
RAINHILL WAY BOW ROAD



Concierge



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TOTAL APPROX. FLOOR AREA 682 SQ.FT. (63.4 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
Made with Metropix ©2017

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.



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TOTAL APPROX. FLOOR AREA 682 SQ.FT. (63.4 SQ.M.)

For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate. Not to scale
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Reception

Kitchen

Reception Alt Angle 1

Master Bedroom

Master Bedroom Alt Angle 1

Master Bedroom Alt Angle 2

2nd Bedroom

2nd Bedroom Alt Angle 1

Bathroom

Exterior

Balcony

Views

Tenure Information

Length of Lease - 248 years remaining, Ground Rent - £250 per year, Service Charge - £2000 per year
Concierge

Tenure Details

Tenure - Leasehold

Lease Length - 248 years

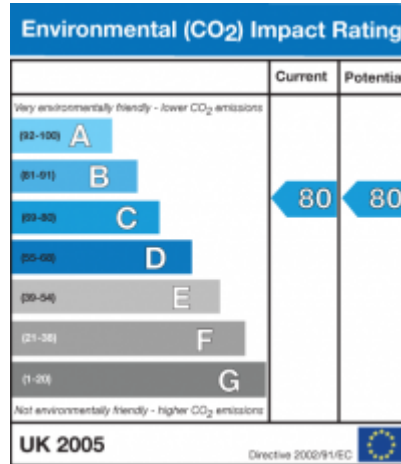
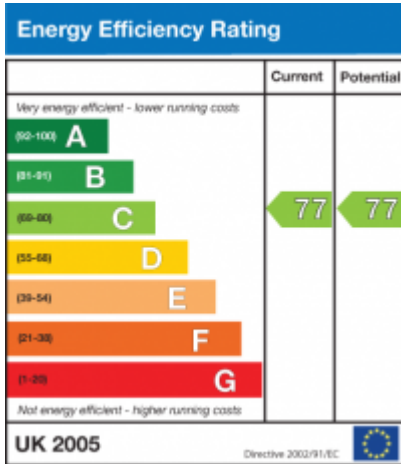
Service Charges - £2000 per year

Ground Rent - £250 per year

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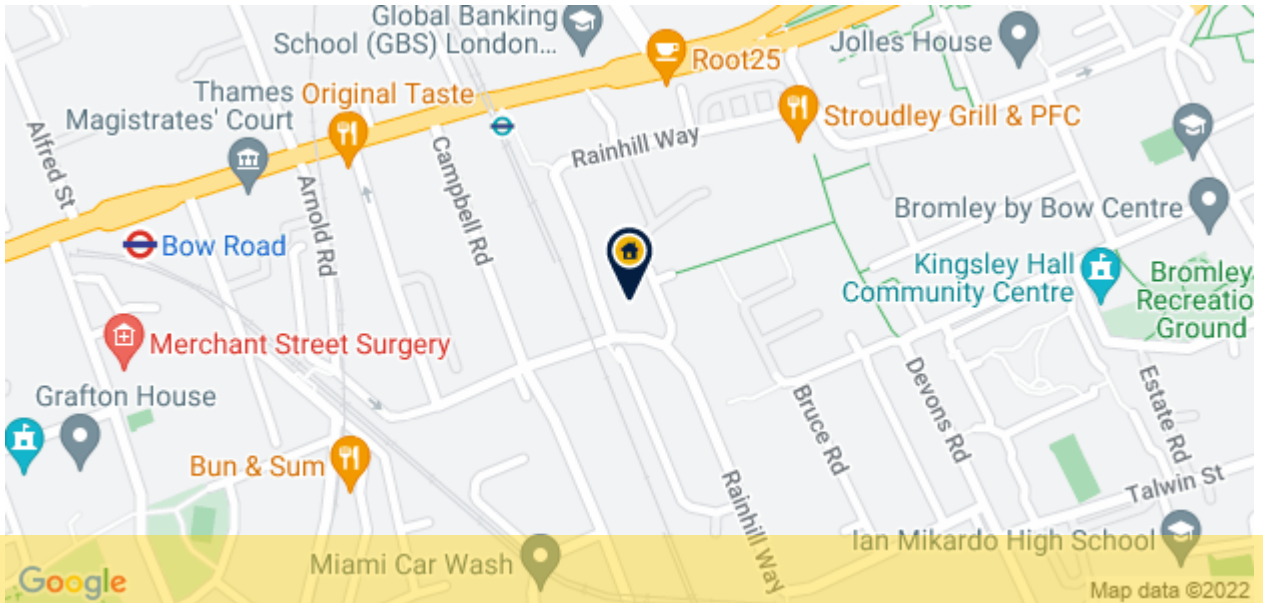


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CALL 020 8981 2670

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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 vendor will give us specific times only convenient to them. We do advise vendors that if they are serious about selling 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 Bow Sales Office quoting 1960448

DISCLAIMER

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

1. These particulars do not form any part of any offer or contract.
2. Particulars are intended to give a fair description only. ludlowthompson/vendor accept no responsibility for any error they may contain however caused. Any purchaser 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 vendor. Photographs may depict items which are not included in the sale. Consult a solicitor on aspects relating to tenure/property details.