

Aurora Building, Blackwall Way, Blackwall, E14

Asking Price: £265,000

Benham & Reeves

Aurora Building, Blackwall Way, Blackwall, E14

1 Bedroom | 1 Bathroom | Leasehold

Photos were taken prior to the current tenancy

This bright, modern, and spacious apartment spanning approximately 512 square feet, set on the 6th floor, is offered in immaculate condition throughout. With a large double bedroom with built-in wardrobes, a modern family bathroom, and a very large and spacious open-plan reception with a fully fitted kitchen area with integrated appliances. The property boasts floor-to-ceiling windows leading out to a balcony offering stunning views over the O2.

Residents can enjoy the benefit of having a 24-hour concierge service, and the building is within close proximity to the River Thames and to many of Canary Wharf's shopping and restaurant facilities.

The location of this modern private development also offers excellent transport links via Blackwall DLR, Canary Wharf Underground (Jubilee and Elizabeth Lines), providing easy access to the City, West End, and City Airport.







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Property Features:

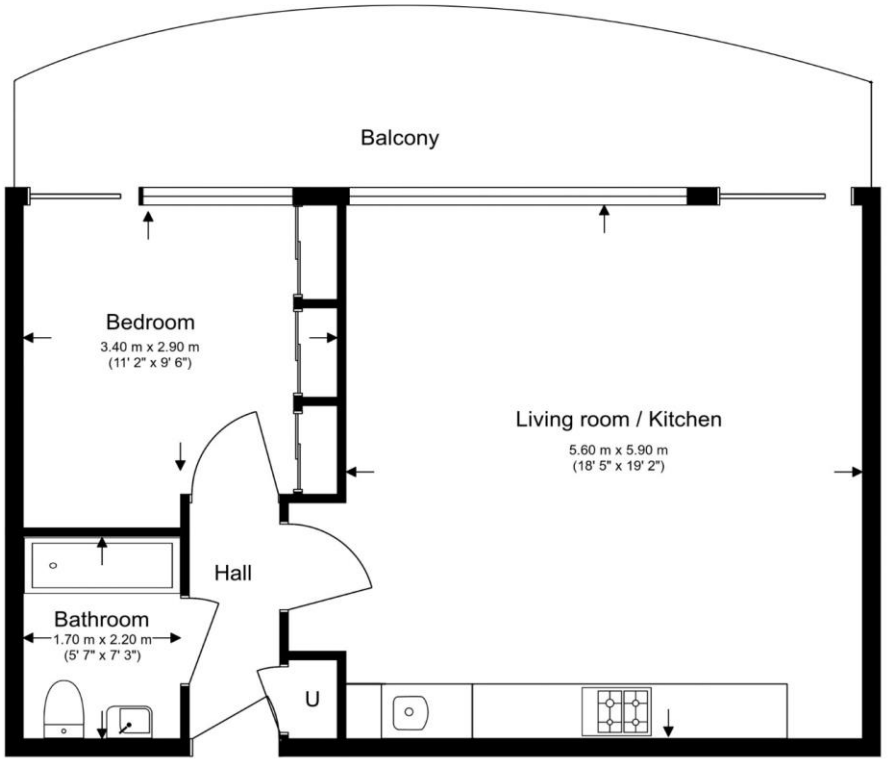
- One Bedroom
- Reception Room
- Open-Plan Kitchen
- Bathroom
- Balcony
- Sixth Floor
- Communal Gardens
- Views of the O2 and River Thames

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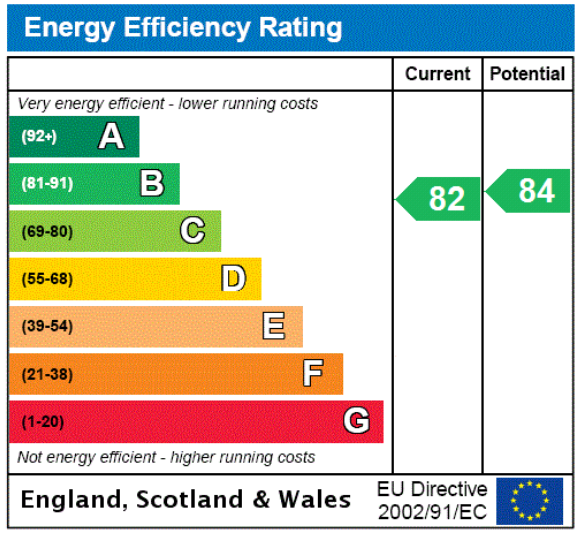
6th Floor

Total Gross Internal Area

47.6 Sq/m - 512 Sq/ft



Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan.



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Terms & Conditions:

These particulars are for guidance purposes only and do not form part of an offer or contract.

Asking Price:	£265,000
Tenure:	Leasehold Expires 31/12/3001 Approximately 975 Years Remaining
Ground Rent:	£774.49 (per annum) Next Review: 2033
Service Charge:	£3,600.00 (per annum) Approx. for the year 2026
Anticipated Rent:	£1,900.00 pcm Approx. 8.6% Yield

Viewings:

All viewings are by appointment only through our Canary Wharf Office.

Our reference: CWH220163

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