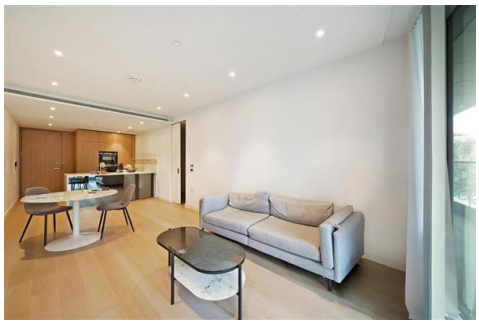
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ESTATE AGENTS

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10 PARK DRIVE, CANARY WHARF, E14

£925,000 Leasehold

Two Bedroom Apartment | First Floor | Full-Width Balcony With Courtyard & Dock Views | Approx. 1,034 Sq Ft Including Balcony | No Onward Chain | Modern Development | Open-Plan Living | Prime Location | Two Bathrooms | Ample Storage

- First Floor
- Full Width Private Balcony
- No Onward Chain
- Two Bathrooms
- Two Bedroom Apartment
- Courtyard & Dock Views

Situated on the first floor of the prestigious 10 Park Drive development in the heart of Canary Wharf, this beautifully presented two-bedroom apartment offers contemporary living in one of London's most sought-after neighbourhoods.

Extending to approximately 1,034 sq ft, including its impressive full-width private balcony, the apartment provides generous and well-balanced accommodation. The spacious open-plan living and dining area is filled with natural light and flows seamlessly onto the balcony, creating an ideal space for relaxing or entertaining.

The property features two well-proportioned double bedrooms, including a principal bedroom with excellent storage, alongside stylish, modern bathrooms finished to a high specification. The sleek contemporary kitchen is fitted with premium integrated appliances and quality finishes throughout.

Residents of 10 Park Drive benefit from exceptional facilities, concierge services, and easy access to the extensive shopping, dining, and leisure amenities of Canary Wharf, as well as excellent transport connections via the Elizabeth line, Jubilee line, DLR, and Thames Clippers.

Offered with no onward chain.

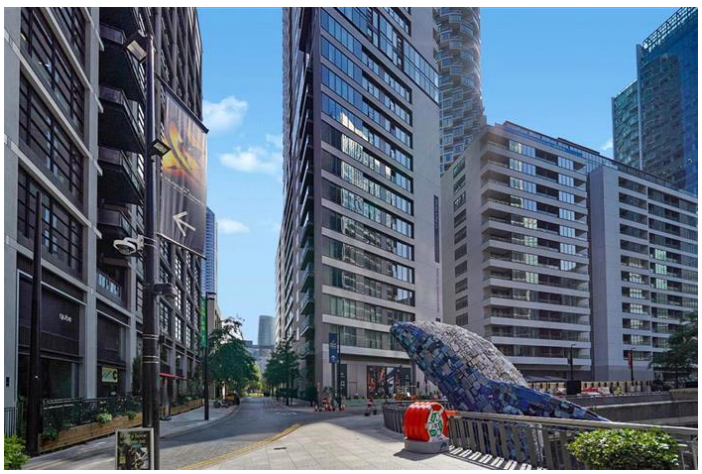
Council Tax Band: F
Tenure: Leasehold

The information provided about this property are set out as a general outline for guidance and do not represent or form part of an offer or contract, nor may it be regarded as representations.
Whilst Alter&Cope uses reasonable endeavours to ensure that the information provided is materially correct, some of the information is provided from third parties and has not been verified by us. All interested parties should not rely on this information as a statement or representation of fact, but must verify accuracy themselves by their own inspection, searches, enquiries, surveys or otherwise as to the accuracy and completeness.
Your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents.
The tenure/lease, service change and ground rent information are subject to change, and the information we have supplied was provided by the seller at the time of instruction.
Alter&Cope have not tested any appliances, fixtures and fittings or services. All dimensions noted on the floor plan are approximate and quoted for guidance only and their accuracy cannot be confirmed.







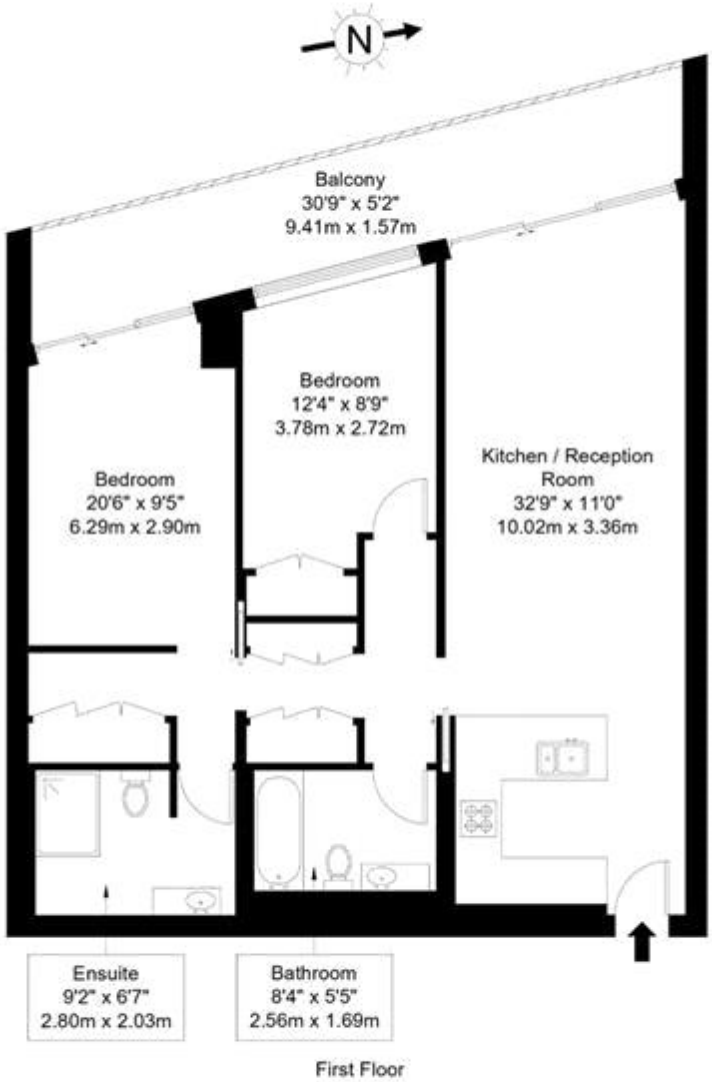


10 PARK DRIVE, CANARY WHARF, E14

£925,000 Leasehold

Park Drive, E14 9ZW

Approx Gross Internal Area = 81.75 sq m / 880 sq ft
Balcony = 14.32 sq m / 154 sq ft
Total = 96.07 sq m / 1034 sq ft



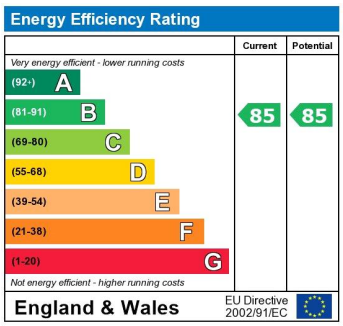
First Floor

Ref :

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The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. Maximum lengths and widths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

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The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.