

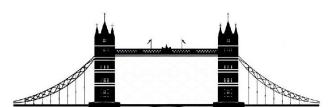


DISTRICTS



29.02 Menara, Twelve Trees Park, London, E16 4EF

Guide price £720,000



DISTRICTS

Set high in the sky is this stylish and modern two bedroom apartment, located within the impressive TwelveTrees development in West Ham. Offering 59sqm (635sqft) of well planned living space with a bright South/East aspect, this contemporary home delivers both comfort and convenience in one of East London's most buzzworthy new neighbourhoods.

The open plan living and kitchen area is filled with natural light, creating a welcoming space for relaxing or entertaining. Both bedrooms are generously sized, making the layout ideal for sharers, guests, or a dedicated home office. A sleek modern bathroom and useful built in storage add to the apartment's practicality.

*Photos of the bedroom have been digitally dressed for marketing purposes.

Residents enjoy a fantastic range of on site amenities, including a concierge, fully equipped gym, beautifully landscaped gardens, and secure cycle storage.

The location is unbeatable—West Ham Station is just moments away, offering Jubilee, District, Hammersmith & City, DLR and C2C lines, giving you fast, effortless links across London. Canary Wharf, Stratford, the City and beyond are all within easy reach.

Offered chain free, this is an excellent opportunity for buyers seeking convenience, modern living, and strong potential for future capital growth.

Leasehold: Approx 998 years

Ground rent amount: Peppercorn

Review period: Ask agent

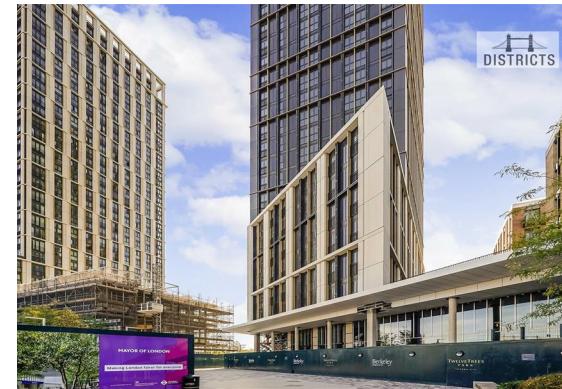
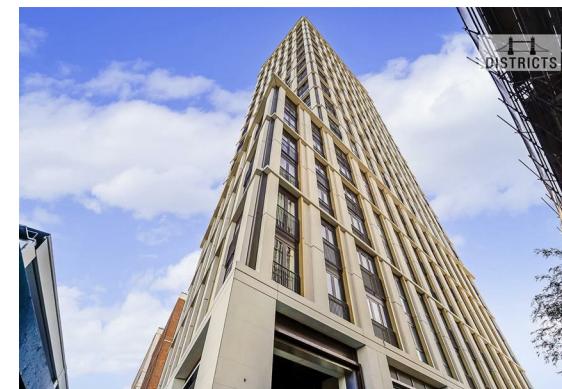
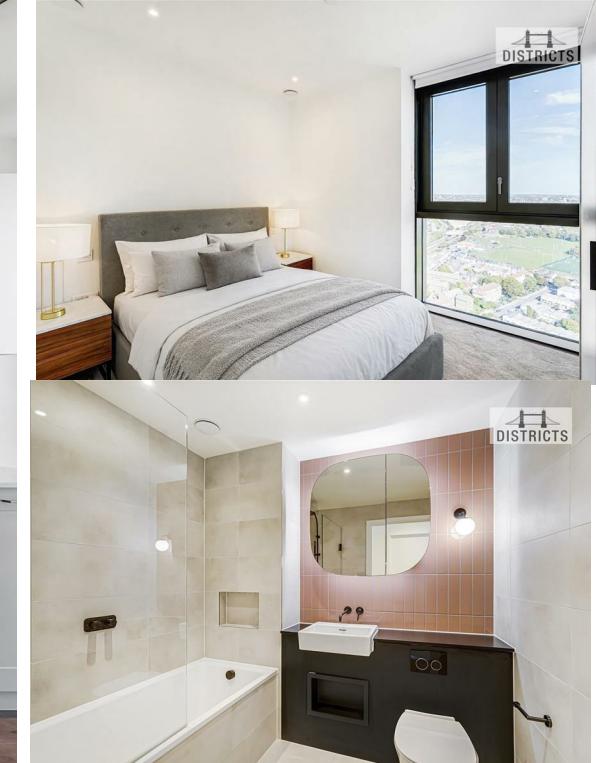
Service charge amount: Ask Agent

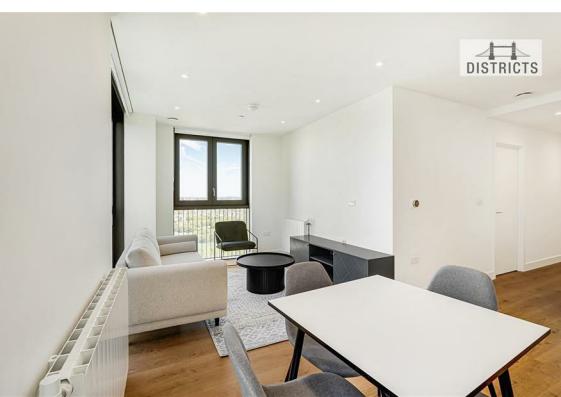
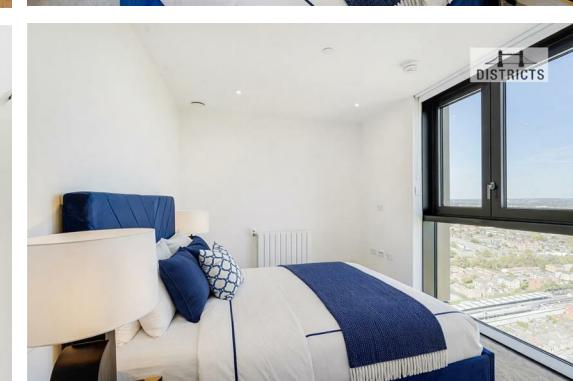
Council tax band: C - Newham

Electricity supply – Mains | Water supply – Mains | Sewerage – Mains | Heating – Underfloor heating | Lift Access | Parking: No | EWS1: Certificate Available

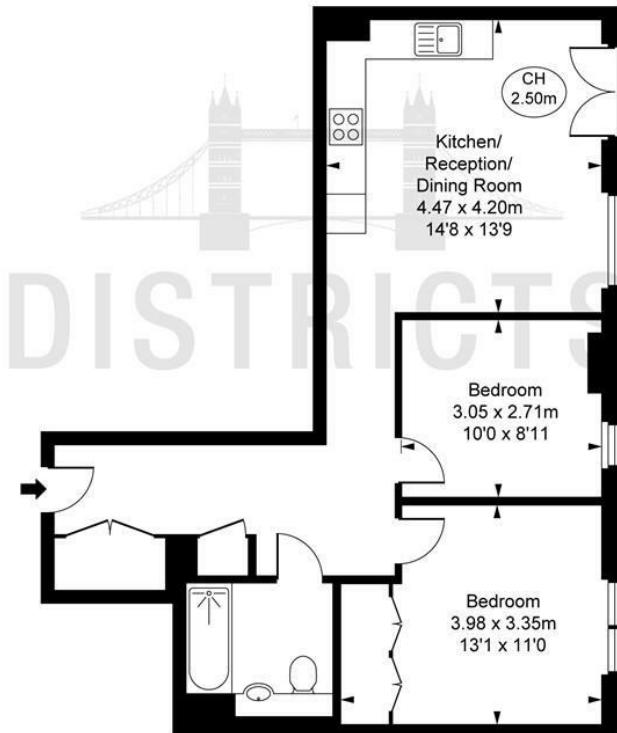
To check broadband and mobile phone coverage please visit Ofcom

To check planning permission please visit Southwark Council Website, Planning & Building Control

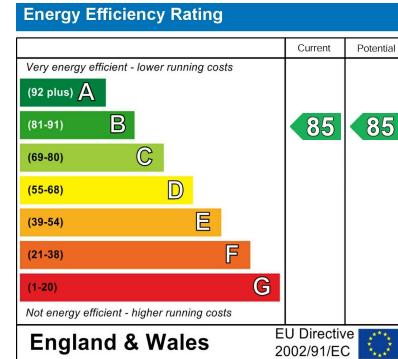




Menara Point,
Twelve Trees Park, E15
Approximate Gross Internal Area
58.95 sq m / 635 sq ft
(CH = Ceiling Heights)



This plan is not to scale. It is for guidance and not for valuation purposes.
All measurements and areas are approximate only, and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice.
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