Franklyn James

9 Escapade Place, E14 0WJ

£645,000

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- 5% Deposit contribution
- Open-plan living area with private balcony
- Separate winter garden
- Ensuite to main bedroom
- High-spec kitchen and bathrooms
- Short walk to Blackwall DLR
- Just minutes from Canary Wharf's shops, bars, restaurants and transport links

EPC rating- B
Tax band-

5% Deposit contribution

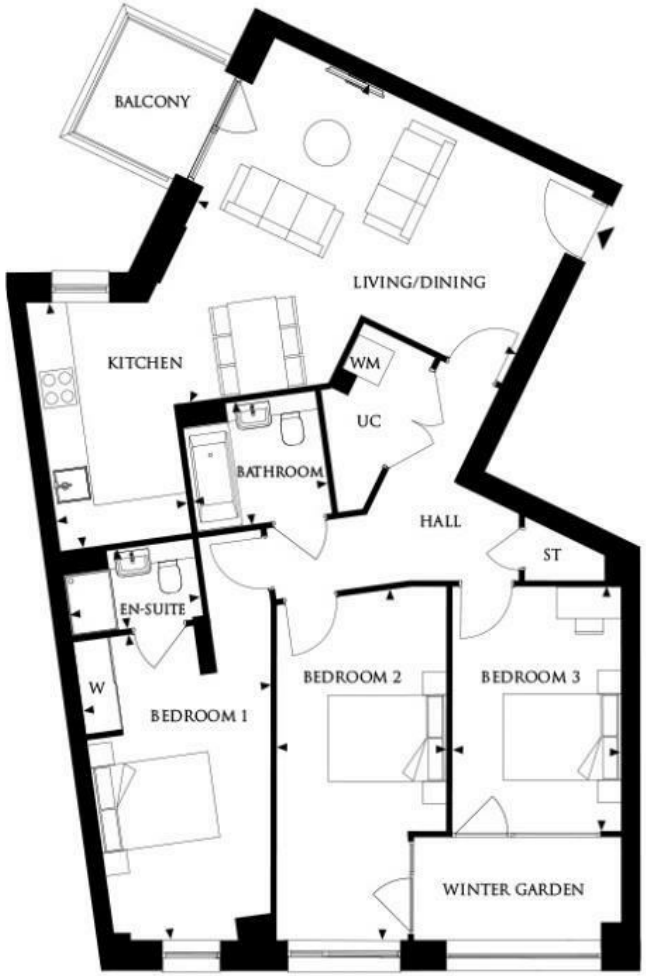
Just one stop from Canary Wharf via Blackwall DLR — only a short walk away — this apartment by Beech Grove Homes puts you on the doorstep of one of London’s most dynamic commercial and lifestyle hubs. From luxury shopping at Crossrail Place and high-end gyms to riverside bars and award-winning restaurants, Canary Wharf has evolved into a destination in its own right. Whether you’re commuting, dining out, or looking for weekend entertainment, everything is within easy reach.

The Elizabeth Line offers a faster than ever way of getting across London. Bank, Oxford Circus, Liverpool Street and Paddington are all accessible in under 25 minutes, making this one of the best-connected areas in the capital.

Generously sized at 1,105 sq. ft, features include three double bedrooms, a private balcony, and a separate winter garden. Ultimately, the home offers a smart, flexible layout ideal for modern city living along with the added convenience of a concierge service.

The open-plan living, kitchen and dining area are filled with natural light and opens directly onto a respectable size balcony — perfect for morning coffee or winding down in the evening. The main bedroom comes complete with built-in wardrobes and a sleek ensuite shower room. Two further double bedrooms and a separate family bathroom provide ample space for guests, children, or a home office setup. The apartment is finished in the Jet colour palette, with high-quality materials and contemporary detailing throughout.

Every detail has been carefully considered, from fitted kitchens with integrated Zanussi appliances and Silestone worktops, to modern bathrooms with rainfall showers, chrome fittings, and extensive tiling. The living spaces feature stylish flooring, while the bedrooms are finished with soft carpets in ice or pewter tones. A private winter garden adds further flexibility — ideal for a reading nook, indoor plants, or extra storage.



Dimensions*

Living/Dining Room
6.08m x 5.75m | 19' 9" x 18' 8"

Kitchen
4.06m x 2.14m | 13' 3" x 7' 0"

Bedroom 1
6.19m x 3.24m | 20' 3" x 10' 6"

En-Suite
2.14m x 1.35m | 7" x 4' 4"

Bedroom 2
5.73m x 2.75m | 18' 7" x 9' 0"

Bedroom 3
3.95m x 2.75m | 12' 9" x 9' 0"

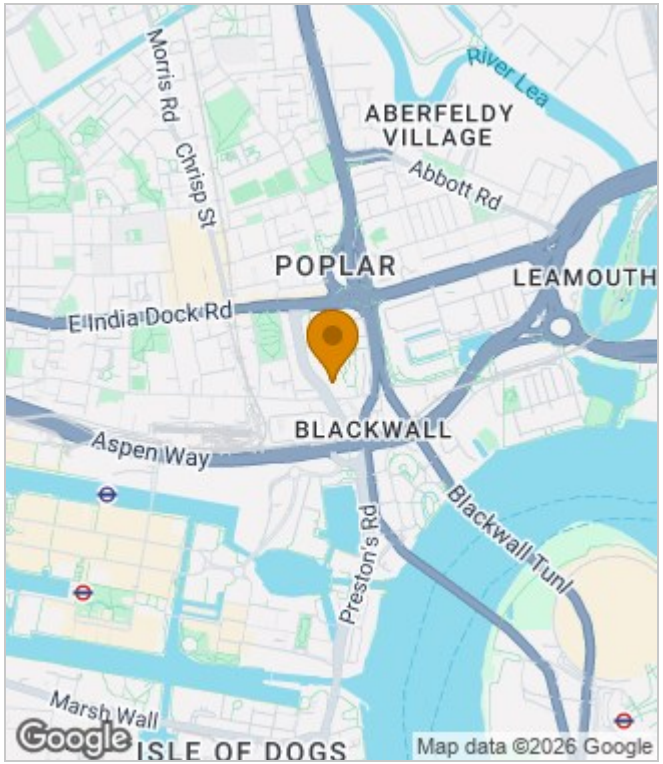
Bathroom
2.20m x 2.00m | 7' 2" x 6' 0"

Winter Garden
6sqm | 64.58sqft

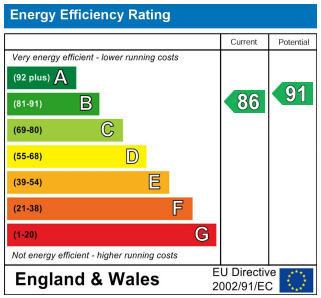
Balcony
4sqm | 43.05sqft

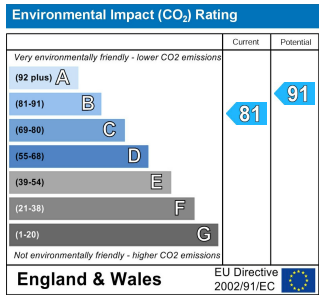
*All dimensions are approximate. Some house types are subject to variation in build/layout. Please speak to a Sales Advisor for more details.

Area Map



Energy Performance Graph





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Franklyn James
29 Narrow Street, London, E14 8DP
Tel: 02077911777 Email: sales@franklynjames.co.uk https://www.franklynjames.co.uk