

# Franklyn James



## 20 Western Gateway

, London, E16 1BS

Asking Price £350,000

Cash buyers.

A beautifully presented one double bedroom seventh floor apartment which is part of the sought-after Adriatic Apartments development. This attractive apartment is presented in superb condition and has been refurbished throughout, comprising of an attractive fully integrated open-plan kitchen, modern bathroom, and air conditioning throughout. The apartment has floor to ceiling windows with beautiful views over the dock, and comes with 24 hour concierge service and communal gym facilities. The apartment is completely chain free.

The development is located within the Royal Docks along Western Gateway, an area which provides an excellent range of local amenities, including numerous bars and restaurants, convenience stores, and dry cleaners and salons, as well as the ExCel and London City Hall. Canary Wharf, the City and the West End are all within easy reach; the Elizabeth Line (Custom House), Royal Victoria DLR station, the Cable Cars and the Jubilee Line are all within walking distance of the development.

### Viewing

Please contact our Westferry Sales Office on 02070056080 if you wish to arrange a viewing appointment for this property or require further information.

- Chain free, long leased apartment
- Beautifully presented 7th floor apartment which has been refurbished throughout
- Stunning waterfront views
- Walking distance from the Elizabeth Line, DLR, Jubilee Line and Cable Cars
- 24 hour concierge, with residents gym and communal gardens
- Air conditioning throughout



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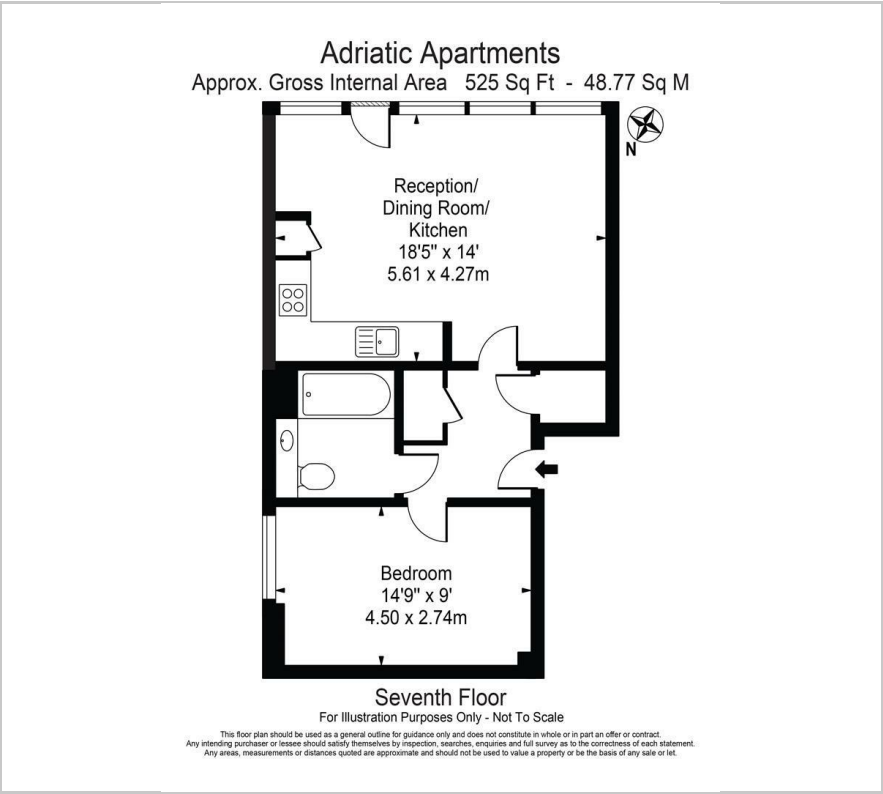
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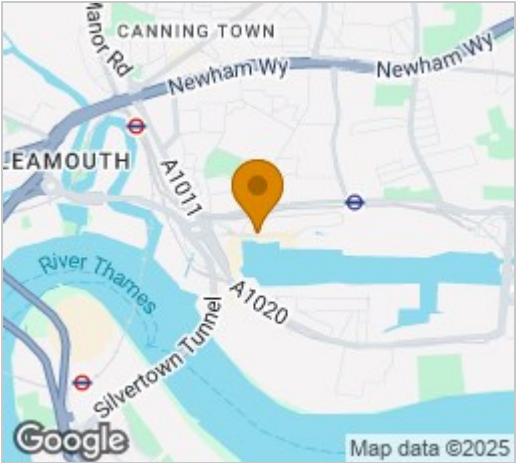
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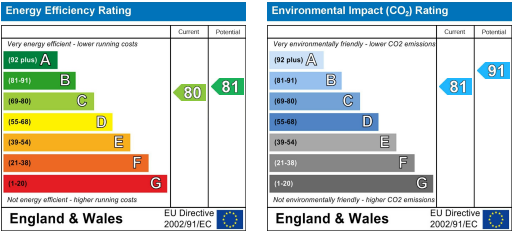
Floor Plan



Area Map



Energy Efficiency Graph



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