



PANORAMIC TOWER, POPLAR, E14

£475,000 Leasehold

Two Bedroom Apartment | Ninth Floor | Exceptional Views |
Open Plan Reception Room | Floor To Ceiling Windows |
Integrated Kitchen | Private Balcony | Fitted Master Bedroom
With En-Suite Shower Room | Modern Family Bathroom |
Concierge Service | Residents Gym | Communal Lounge |
Roof Terrace

- Concierge
- Open Plan Reception
- Residents Gym
- Two Bedroom Apartment
- Two Bathrooms
- Ninth Floor
- Private Balcony

Set within the sought-after Panoramic Tower, this beautifully presented two-bedroom apartment offers contemporary living with exceptional views.

The apartment is positioned on the ninth floor and features a bright and spacious open-plan reception area with floor-to-ceiling windows, allowing an abundance of natural light throughout. The kitchen is fully integrated with sleek cabinetry and there are sliding doors that lead onto a generous private balcony with impressive views towards Canary Wharf.

The principal bedroom benefits from fitted wardrobes, ample space and an en-suite shower room, the second bedroom is a double and there is a stylish family bathroom which is finished to a high contemporary standard.

Residents of Panoramic Tower enjoy access to a range of facilities including a concierge service, residents' gymnasium, communal lounge, landscaped roof terrace, secure entry system, and cycle storage.

Ideally positioned moments from Langdon Park and All Saints DLR stations, the development offers excellent connectivity to Canary Wharf, the City, Stratford, and London City Airport.

An exceptional opportunity to enjoy modern city living in one of East London's most convenient and well-connected locations.

Council Tax Band: D

Tenure: Leasehold (984 years)

Ground Rent: £300 per year

Service Charge: £6,676 per year

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.

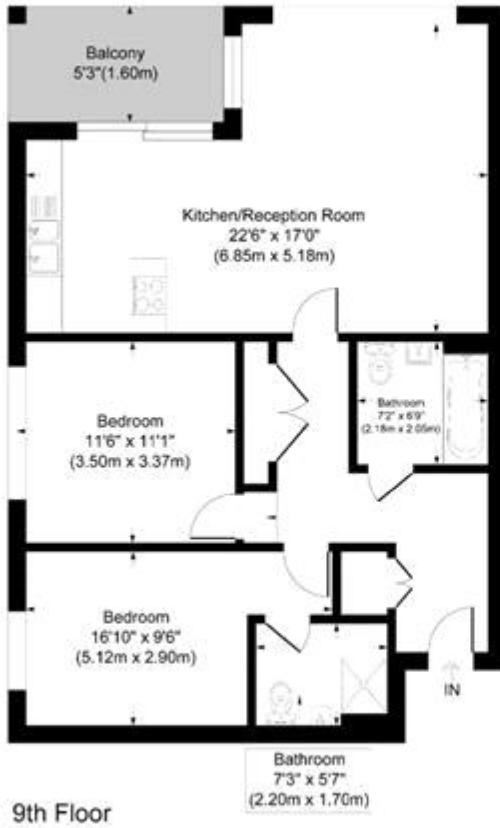
Your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents.

The tenure/lease, service charge 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.



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Panoramic Tower Hay Currie Street

Approximate Gross Internal Area
Total = 81.7 sq m / 880 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.



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/fitings 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.