



Harston Walk, London, E3

BUTLER & STAG



**Guide Price - £300,000 to £325,000**  
**Set within the highly desirable St Andrews Development, this sixth-floor apartment offers modern living at its finest, complete with a private south-west facing balcony showcasing far-reaching views across Canary Wharf. Beautifully designed and finished to a good standard, the property provides a stylish and practical home in a superbly connected location.**



## Leasehold

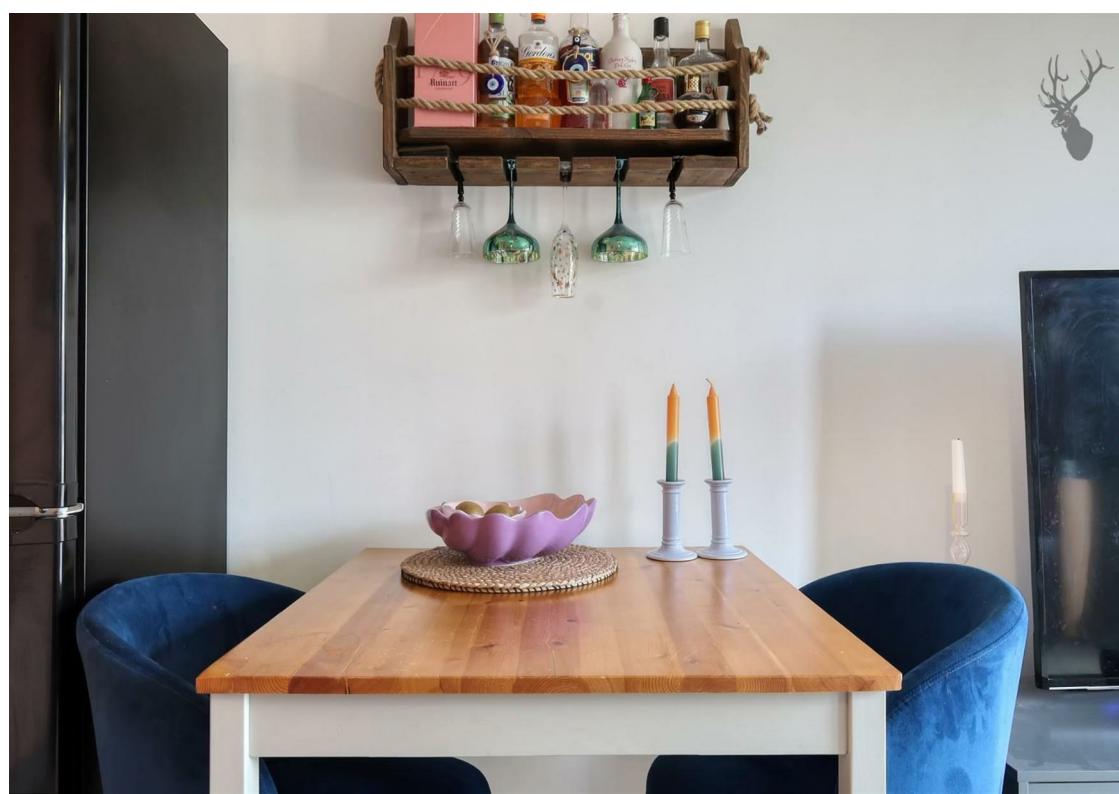
- One Double Bedroom
- Private Balcony
- Views Of Canary Wharf
- 6th Floor
- Close To Bromley-Bow- Station
- Lift Access

The apartment boasts a bright and spacious open-plan living and dining area, enhanced by floor-to-ceiling windows that flood the space with natural light throughout the day. From here, doors lead onto the private balcony, perfectly positioned to capture the evening sun while enjoying striking city views.

The contemporary kitchen is fully fitted with integrated appliances and ample storage, ideal for both everyday cooking and entertaining. The bedroom is generously sized, offering comfort and tranquillity, while the modern bathroom is finished with premium fixtures and a clean, elegant design.

As part of the St Andrews Development, residents benefit from landscaped communal gardens, concierge service, and a residents' gym, providing both convenience and luxury.

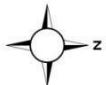
Ideally located just moments from Bromley-by-Bow Station, the property enjoys excellent transport connections into Canary Wharf, Stratford, and Central London, making it a perfect choice for professionals and investors alike. Local shops, cafés, and riverside walks add to the lifestyle appeal.



## Harston Walk

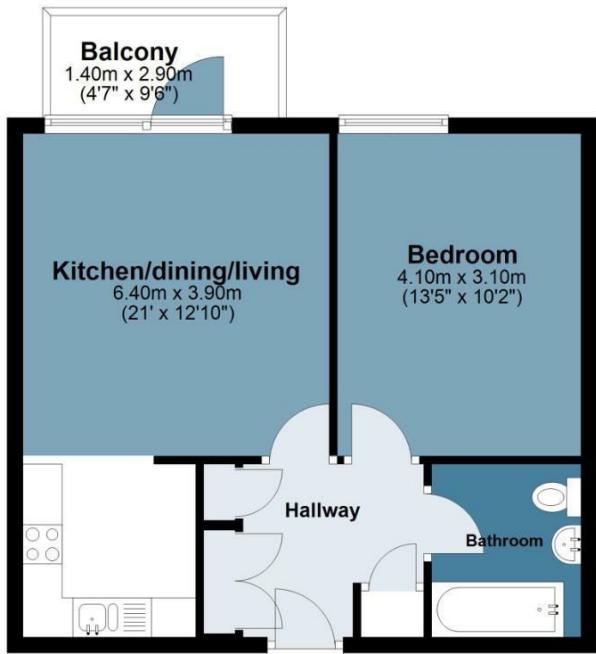
Approx. Gross Internal Area 45.4 Sq M ( 489.1 Sq Ft )

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### 6th Floor

Approx. 45.4 sq. metres (489.1 sq. feet)



Measurements are approximate and for illustration purposes only. While we do not doubt the accuracy and completeness, we advise you conduct a careful independent assessment of the property to determine monetary value.  
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IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.