

FL



## St. Katharines Way, London, E1W

Residing on the first floor of this purpose built block, is this well proportioned two bedroom apartment.

Conveniently placed within moments of Tower Hill and St Katherine's Dock, this property will appeal to both couples and sharers alike.

Both bedrooms are double and set at different sides of the property, there is a large lounge/dining room, with a perfect snug for a seating area. The kitchen is fully equipped and the bathroom is modern and well maintained.

The apartment has lots of natural light as it's got windows on three sides, it's offered furnished and is available on a long let.

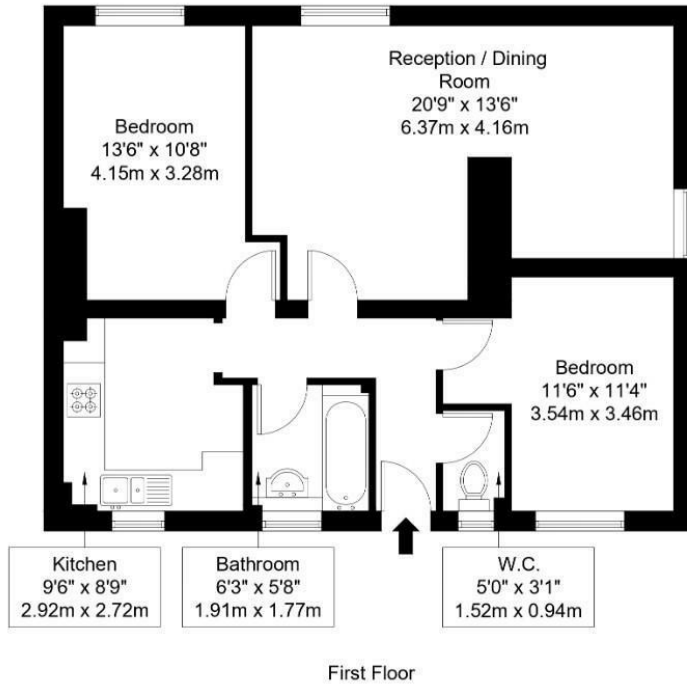
St Katherine's Way runs alongside the River Thames and is well located between St Katherine's Dock, Spirit Quay and Hermitage Basin.

- Two bedrooms
- Large reception room
- First floor
- Furnished
- Moments from Tower Hill
- Close to Wapping tube station
- Separate kitchen

**£2,400 Per month**

# St. Katharines Way, E1W 1LQ

Approx Gross Internal Area = 67.75 sq m / 729 sq ft



Ref :

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The floor plan is to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced, it must not be relied on. Maximum lengths and widths are represented on the floor plan. If there is any aspect of particular importance, you should carry out your own inspection of the property.  
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	(92 plus) <b>A</b>		
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
		74	82

England & Wales EU Directive 2002/91/EC

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions	(92 plus) <b>A</b>		
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions			

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