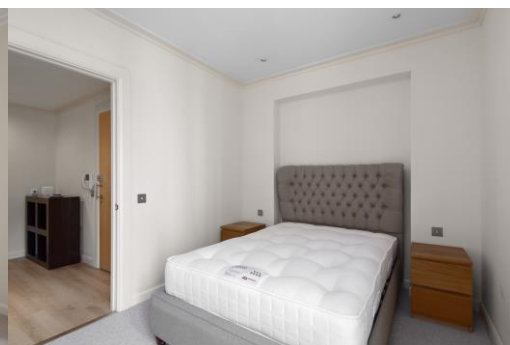
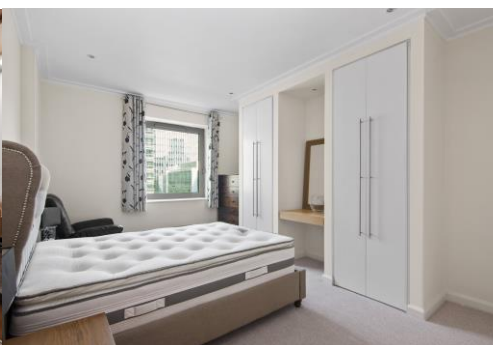
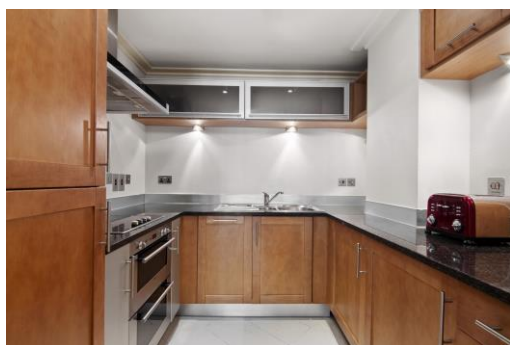




ENGEL JACOBS  
LONDON+HERTS



- 2 Bedrooms
- Large Reception/Diner
- 24 hour Concierge
- 2 Bathrooms
- Balcony Overlooking the Dock
- Gym



**South Quay Square**  
London

**Monthly Rental Of**  
**£2,300**

### Entrance Hall

Wood flooring throughout, video entry phone, spotlights, storage cupboard.

### Bedroom 1 15' 10" x 11' 4" (4.82m x 3.45m)

Carpeted throughout, fully fitted wardrobes, dressing table, spotlights, double glazed window to front aspect.

### En Suite 8' 8" x 7' 9" (2.64m x 2.36m)

Tiled floor throughout, partly tiled walls, low level WC, wash basin with mixer tap, shower cubicle, bath with mixer tap, heated towel rail, spotlights.

### Bedroom 2 12' 7" x 9' 0" (3.83m x 2.74m)

Carpeted throughout, double glazed window to rear aspect, spotlights.

### Walk in Wardrobe 6' 4" x 5' 0" (1.93m x 1.52m)

Carpeted throughout.

### Bathroom 7' 10" x 6' 9" (2.39m x 2.06m)

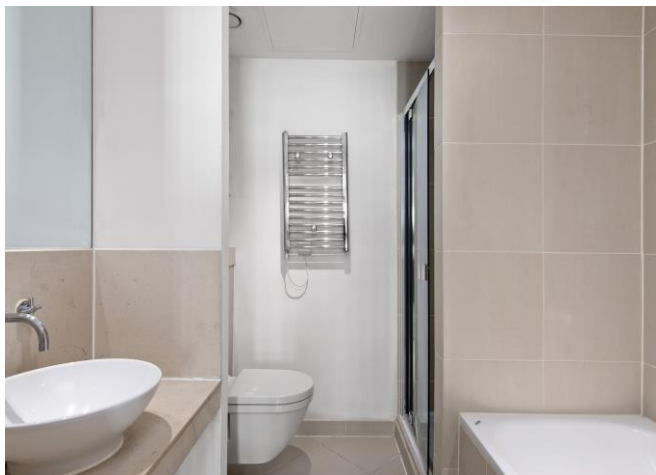
Tiled floor, partly tiled walls, low level WC, wash basin with mixer tap, storage cupboard, bath with overhead shower, heated towel rail, spotlights.

### Reception/Diner 23' 3" x 12' 3" (7.08m x 3.73m)

Wood flooring throughout, double glazed doors to balcony dock side, spotlights.

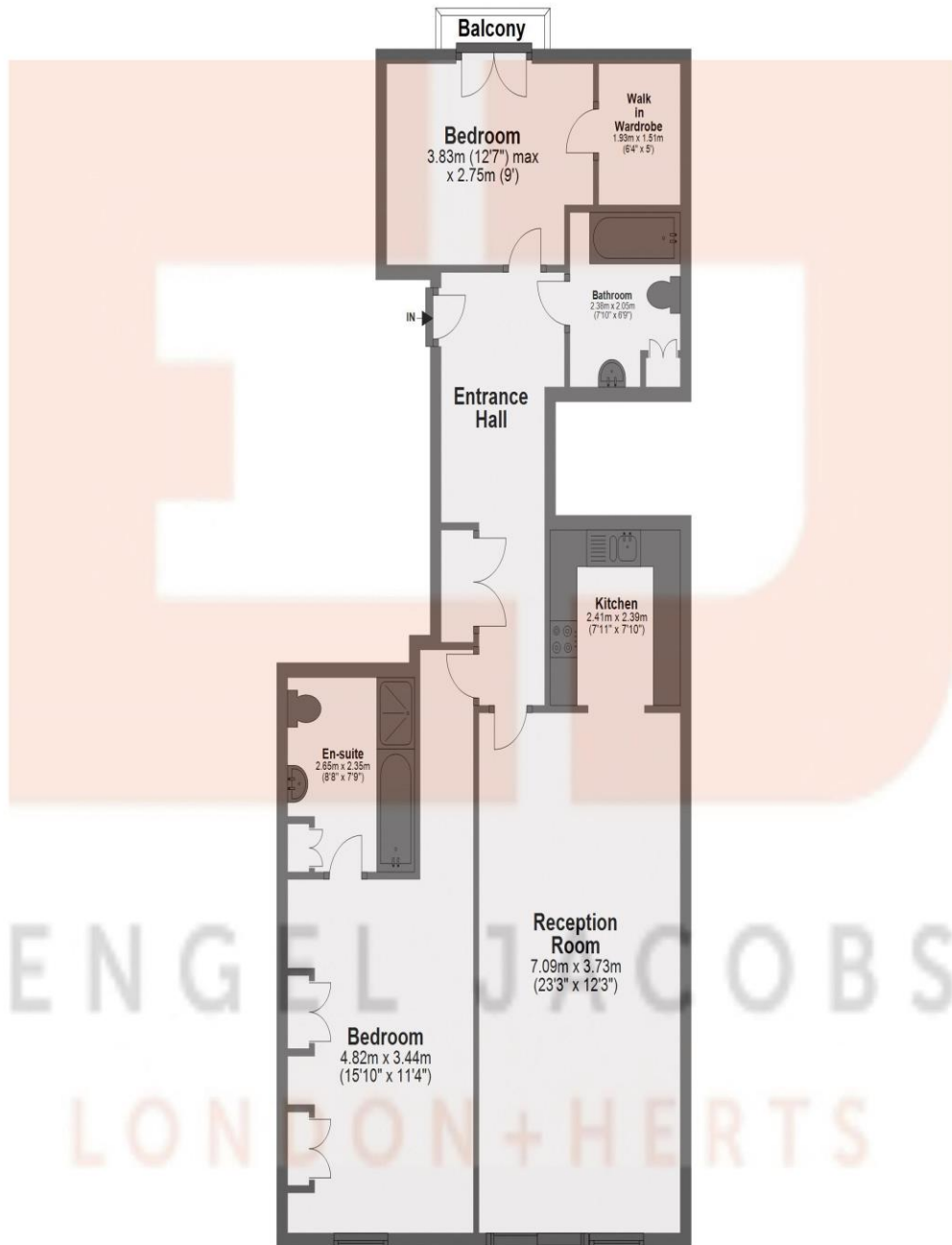
### Kitchen 7' 11" x 7' 10" (2.41m x 2.39m)

Tiled floor, fully fitted units both wall mounted and base, integrated Baumatic fridge/freezer, Siemens induction hob, Siemens double oven, integrated Electrolux slimline dishwasher, integrated Electrolux washing machine, spotlights.



### Ninth Floor

Approx. 90.2 sq. metres (971.4 sq. feet)



Total area: approx. 90.2 sq. metres (971.4 sq. feet)

MONEY LAUNDERING REGULATIONS 2003

intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.