

# RIVERHOMES

**St Katharine Docks  
Wapping E1W**

Offers Over  
£100,000  
Leisure Mooring





## St Katharine Docks Wapping E1W

This stunning Princess 415 motor yacht, built in 1990, features an off-white gel top coat with blue antifouling. At 42 feet, it is powered by twin Volvo Penta 71B engines, each delivering 357 hp.

The main saloon boasts a raised double helm seat to starboard, offering full engine instrumentation and excellent visibility. A chart table and ample storage are also included. To starboard, there is an L-shaped seating area with storage underneath. Additionally, there is a double seat to port, along with a drinks cabinet and a fridge. To starboard of the main companionway, you'll find a spacious cabin with two single berths. Ample storage is provided by lockers and a full-length hanging locker.

The forward cabin is spacious and features a large island double berth with adjustable reading lights. There is plenty of storage with numerous lockers on either side, a large drawer under the berth, and full-length hanging lockers to port and starboard. A door to starboard leads to an en suite head with a shower, toilet, basin, and additional storage. An escape hatch at the front provides access to the front deck space.

Located on the port side of the main companionway, this heads compartment is finished with easy-to-clean surfaces and includes an electric toilet, sink, razor point, and a shower with a mixer tap. It offers plenty of storage, good light, and ventilation.

### KEY FEATURES

**Princess 415 motor yacht**

**Two cabins**

**Twin Volvo Penta 71B engines**

**Ample storage**

**Mooring charges: £15,240 per year approx.**

**Length Overall: 12.80 meters**

**Location:** This houseboat is moored in St Katharine Docks, Central London's premier marina. The marina is home to a collection of high-quality offices, restaurants, bars, shops, and homes. Just a short distance from Tower Bridge, this vibrant community is one of the capital's hidden gems, providing an unrivalled location for working, living, and relaxing. Transport options are excellent, with Tower Hill and Tower Gateway stations only moments away.







KEY INFORMATION

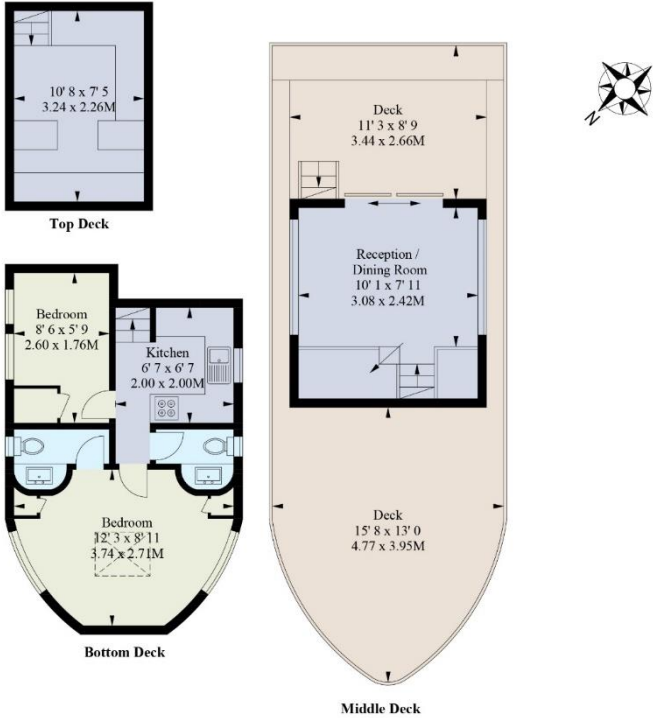
**Local authority:** London Borough of Tower Hamlet

**Internal area:** 421 sq. ft. / 39.1 sq. m

**Garden area:** Deck

**No. of bedrooms:** 2

Spirit of Vivien



Approximate Gross Internal Area 39.1 sq.m / 421 sq.ft

Illustration for identification purposes only, not to scale

All measurements are maximum, and include wardrobes and window bays where applicable

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