



3 Tidal Basin Road | | London | E16 1UX

£2,100 Per Month



STRETTONS

Key features

- Modern Penthouse Apartment
- Panoramic balcony views of the Thames, the O2 Arena, and the Royal Docks.
- 24 hour Concierge
- Business Suite
- On Site Gym
- Bike Storage
- Landscaped Communal Gardens
- Custom House Station (Elizabeth Line) 0.8 miles/Canning Town Station (Jubilee Line) & Royal Victoria Station DLR 1 mile
- EPC Rating B/Council Tax Band C

Description

Strettons presents an exceptional opportunity to acquire a stunning penthouse apartment (on the 23rd floor) of the prestigious Hoola Building. This modern apartment, completed in 2016, boasts a generous 688 square feet and is elegantly designed to offer both comfort and style.

Featuring a contemporary open-plan living area, seamlessly integrating a fully equipped kitchen, with Siemens appliances, a spacious double-bedroom, fitted with ample wardrobes and an ensuite bathroom with sleek three-piece suite. The highlight of this property is the expansive balcony, stretching across the bedroom and lounge, with breath-taking panoramic views of the Thames, O2 Arena and the Royal Docks.

The development benefits from a 24-hour concierge, on-site bike storage, a well-equipped gymnasium and a business suite. Superbly connected, with Custom House Station (Elizabeth Line) 0.8 miles, Canning Town Station (Jubilee Line) within 1 mile. The Emirate Cable Cars are within 0.9 miles, offering a scenic route across the river.

Tenancy Fees

New Assured Shorthold Tenancies Signed on or after 1st June 2019

Holding deposit - 1 week's rent

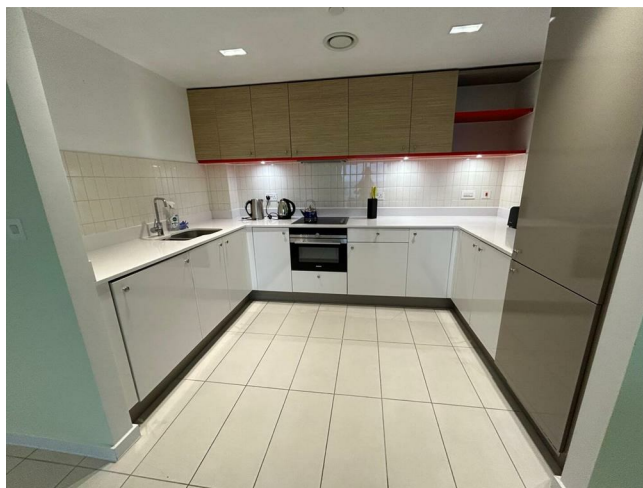
Security deposit - 5 week's rent (rent of £50,000 or over per annum - 6 week's rent)

Unpaid rent - 3% above Bank of England base rate from Rent Due Date after 14 days in arrears.

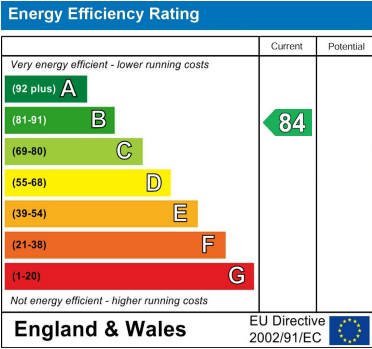
Lost keys - Cost of replacement key or other security device/lock replacement/locksmith.

£15/hour (inc. VAT) for extra costs incurred in time taken to replace keys.

Directions







Council Tax Band C EPC Rating B



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