

## MERINO GARDENS, LONDON, E1W

£3,100

Goldman Greg are delighted to offer this spectacular one bedroom apartment in the heart of Merino Gardens and part of the London Dock.


The apartment comprises a bright and spacious open plan reception area, with a fully integrated kitchen, double bedroom, with fitted wardrobes, stylish bathroom, ample storage and large private balcony.

Residents will benefit from a 24-hour concierge and onsite fitness facilities, including a vitality pool, steam room and sauna, gym, fitness studios, interactive golf and cinema.



Goldman Greg



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	<b>83</b>	<b>83</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		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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