



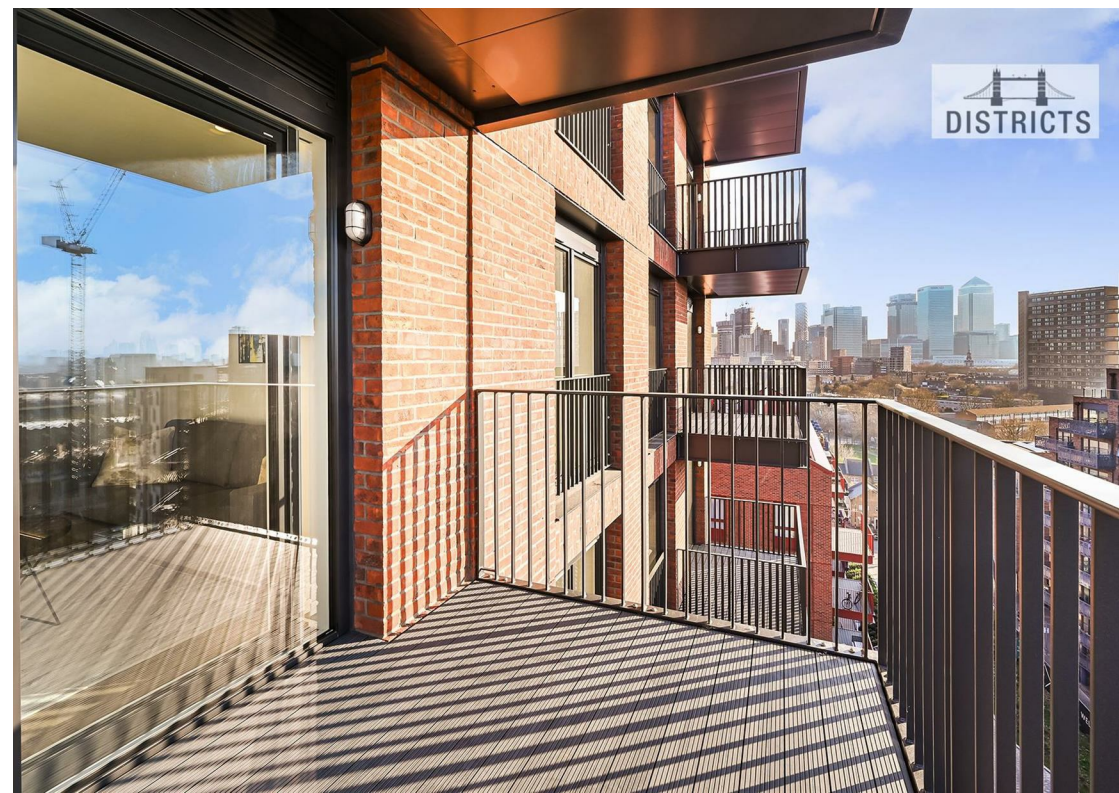
1006 Barnacle House 1 Hemlock Street, London, E14 0YW

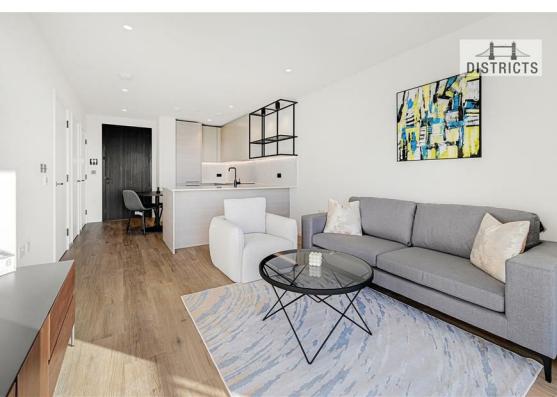
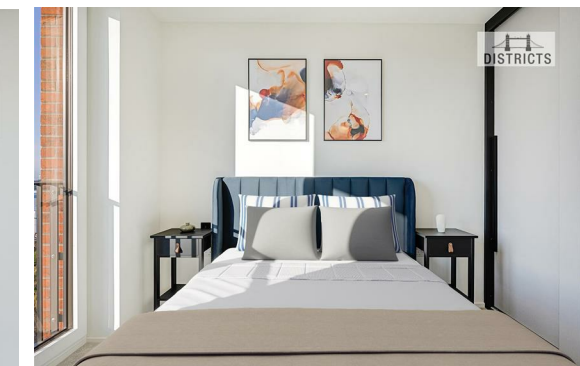
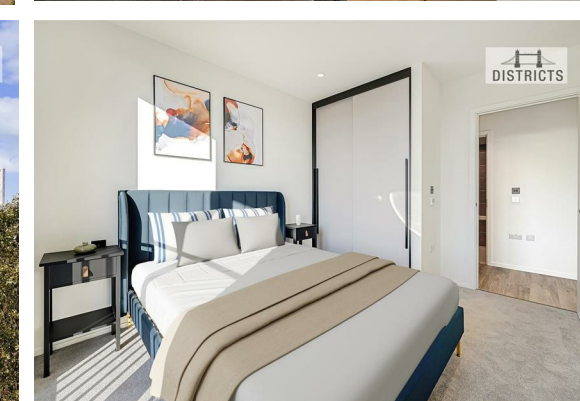
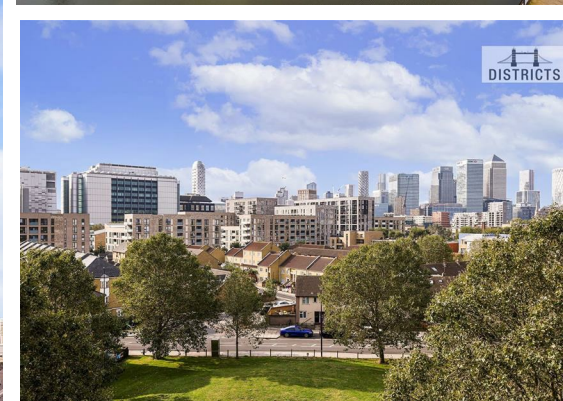
£2,000 Per month



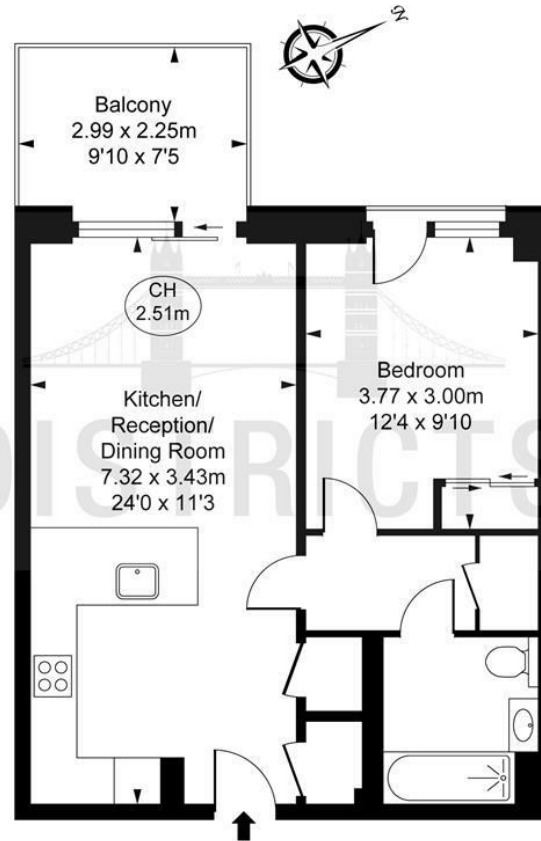
Available 25th April | Furnished
 New one bedroom set within Barnacle House, Poplar Riverside Development. The property comprises, 511sq.ft of living space, modern open plan kitchen living area, luxury bathroom, great storage, double bedroom with built-in wardrobes, stylish furnishings and a large private balcony with stunning water views.
 **Photos of the bedroom have been digitally staged for marketing purposes.

- Electricity supply – Mains | Water supply – Mains | Sewerage – Mains | Heating – Underfloor heating
- To check broadband and mobile phone coverage please visit Ofcom.
- Holding Deposit £461(1 weeks rent) | Deposit Payable £2307 (5 weeks rent) | Minimum Term: 12 months | Rent must be paid monthly in advance.
- EPC Rating: B
- Council Tax Band: D, Tower Hamlets
- Change of contract fee: £50 including VAT
- Lift access |Cladding: EWS1 Certificate available





Barnacle House, E14
 Approximate Gross Internal Area
47.68 sq m / 513 sq ft
 (CH = Ceiling Heights)



This plan is not to scale. It is for guidance and not for valuation purposes.
 All measurements and areas are approximate only, and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	84	84
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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