



Hampton Tower, 75 Marsh Wall, London, E14 9RJ

£830 Per Week

A 20th FLOOR, 940 SQUARE FOOT 2 BED 2 BATH APARTMENT FOR RENT IN 'HAMPTON TOWER' PART OF BERKELEY HOMES SOUTH QUAY PLAZA DEVELOPMENT, MARSH WALL, E14

South Quay Plaza is one of the tallest residential towers in Europe designed by "Foster & Partners" topping out at 68 floors with amenities including one of the highest bars in Europe located on the 56th floor, a cinema, gym, 160 square meter pool, 24 hour concierge and 2.6 acres of gardens all within 0.3 miles of Canary Wharf station

This stunning apartment has been interior furnished by "David Phillips Interiors" and comprises a large dual aspect West facing reception room with floor to ceiling windows which slide back to let the outside in. A state of the art kitchen, double bedroom with ample storage and a designer En-suite with free standing bath enjoying views over the Docklands, a second bedroom with use of a spacious bathroom suite and additional storage located off the hallway

Comes furnished.

PROPERTY AVAILABLE FROM 09.08.2024

- 20TH FLOOR
- HAMPTON TOWER
- CONCIERGE
- FLOOR TO CEILING SLIDING WINDOWS
- 2 BED 2 BATH
- PART OF SOUTH QUAY PLAZA
- POOL,GYM,CINEMA
- 940 SQUARE FEET
- AVAILABLE FROM 09.08.2024
- 56TH FLR RESIDENTS BAR

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DUAL ASPECT RECEPTION ROOM



RECEPTION ROOM



KITCHEN



BEDROOM



EN-SUITE



BEDROOM

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BEDROOM



VIEW FROM RECEPTION ROOM



BEDROOM



BUILDING ENTRANCE



MAIN BATHROOM



HAMPTON TOWER

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BUILDING ENTRANCE



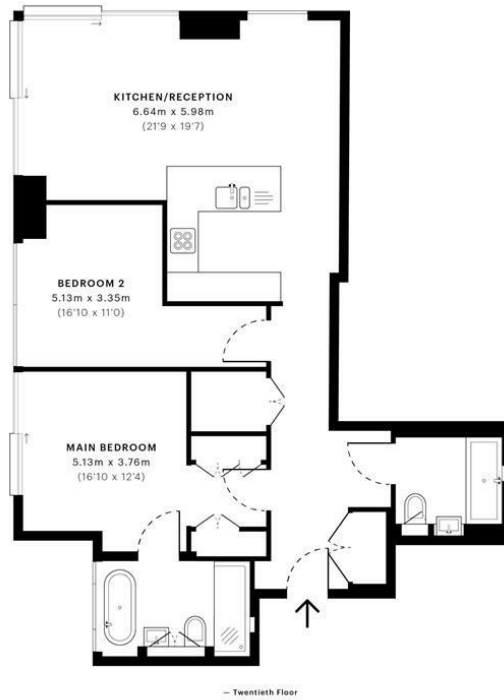
HAMPTON TOWER



RESIDENTS LOBBY



EN-SUITE



GROSS INTERNAL MEASUREMENT
The footprint of the property
87.34 sqm / 940.12 sqft

NET INTERNAL AREA (NIA)
Excludes walls and external features
Includes measurements restricted head height
83.72 sqm / 901.55 sqft

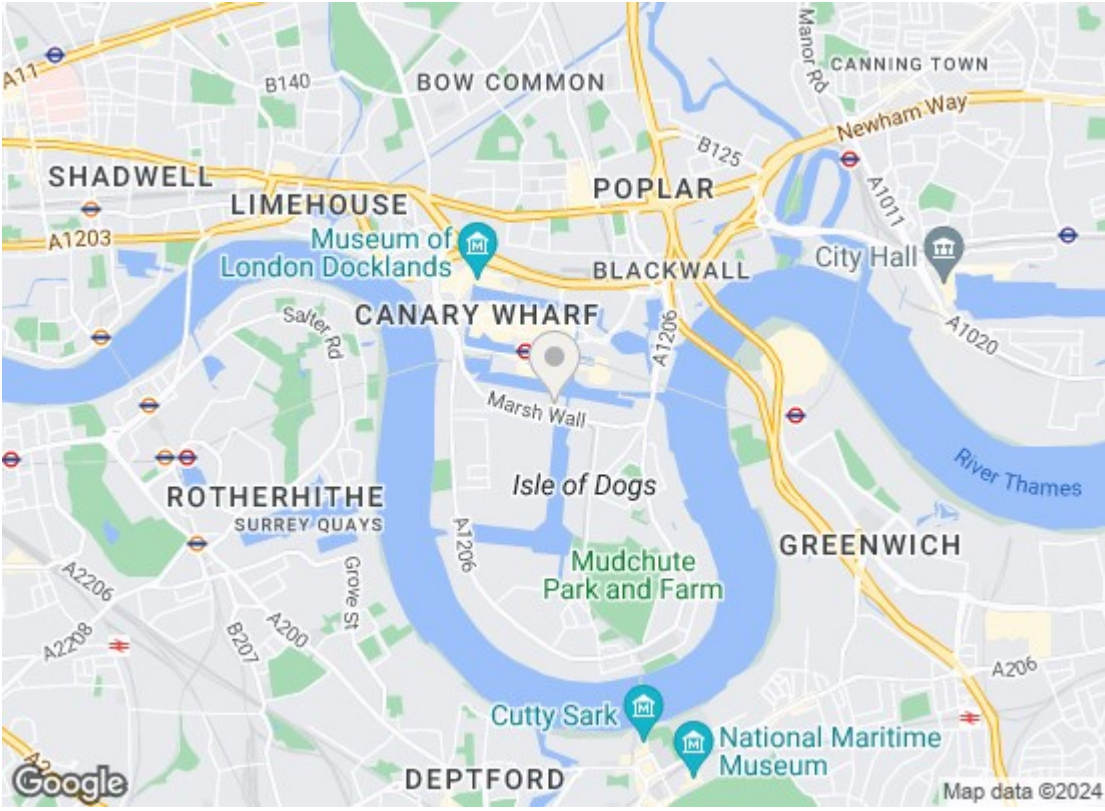
EXTERNAL STRUCTURAL FEATURES
Balconies, terraces, verandas etc.
0.00 sqm / 0.00 sqft

RESTRICTED HEAD HEIGHT
Limited use area under 1.5m
0.00 sqm / 0.00 sqft

spec Verified **RICS Certified Property Measurer**

Spec: Verified floor plans are produced in accordance with Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

IPMS 2 RESIDENTIAL: 87.34 sqm / 940.12 sqft
IPMS 2 COMMERCIAL: 84.04 sqm / 904.00 sqft
spec id: 609a5d207a8dd00c315a21fb



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		
EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
EU Directive 2002/91/EC		

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.