



**34 Rosler Building**  
**London Bridge, London SE1 0FT**  
**£565 Per Week**

This unique and beautifully appointed South facing one bedroom apartment is situated on the 7th floor of a stylish & modern development, located within the heart of the London Bridge quarter.

This sleek and bright apartment has direct views over Union Street & benefits from a spacious private balcony, under floor heating throughout, and contemporary, fully equipped kitchen with wine cooler, and sumptuous bathroom with rainfall shower and heated wall.

This stylish apartment building built by the renowned developer, Mount Anvil, also benefits from a day time concierge service.

Rosler Building is situated moments away from Bankside, The Tate Modern, Hays Galleria, More London, and London's famous Southbank, and River Thames.

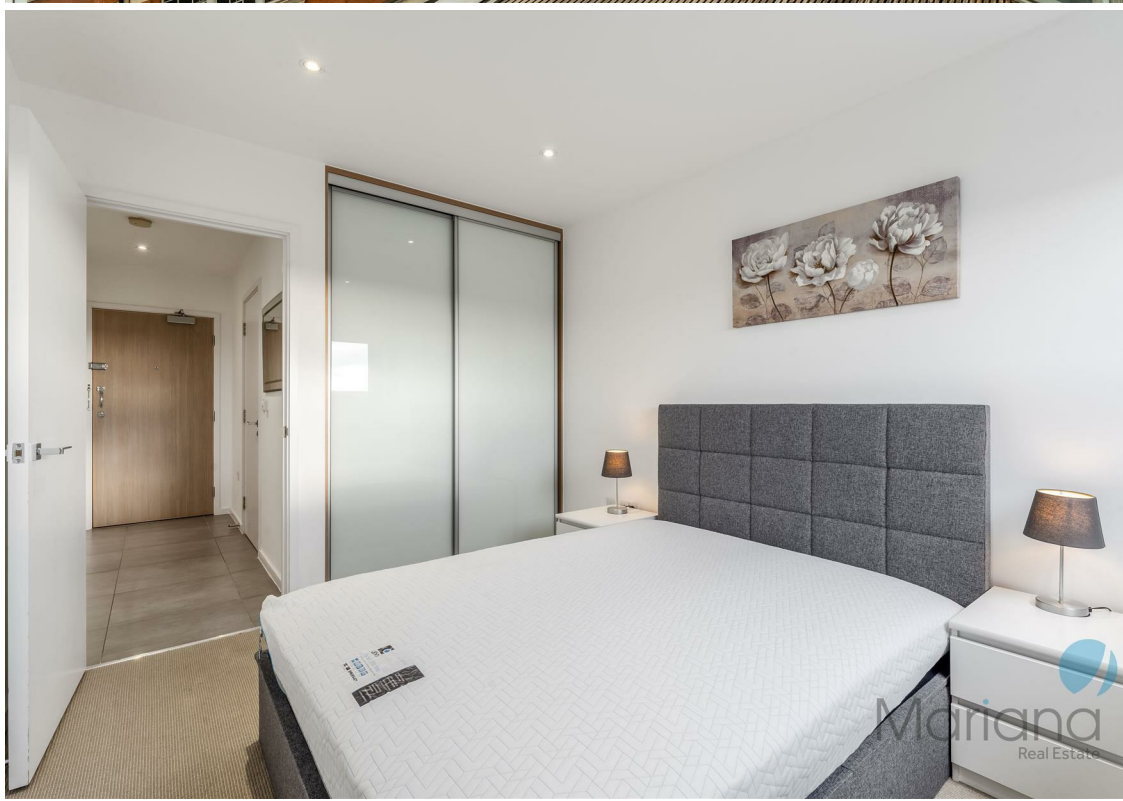
Residents will enjoy the close proximity to Southwark & London Bridge stations for superb transport links, & will be spoilt for choice with the vast array of bars & restaurants nearby, including Gordon Ramsay's Union Street Café & Bar on their doorstep, and Borough Market only a short walk away.

Monthly council tax - £182. (Band E, Southwark Council)













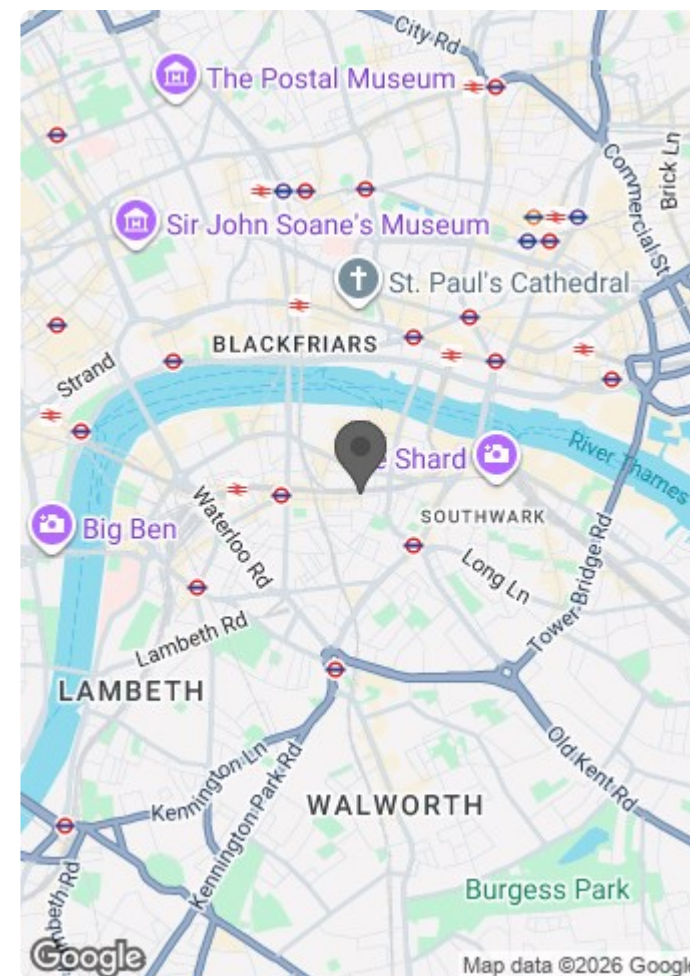
Mariana  
Real Estate



Approximate Gross Internal Area = 46.8 sq m / 504 sq ft



Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID404507)



| Energy Efficiency Rating                    |                         |           |
|---------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92 plus) A                                 |                         |           |
| (81-91) B                                   | 83                      | 83        |
| (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 |           |

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