



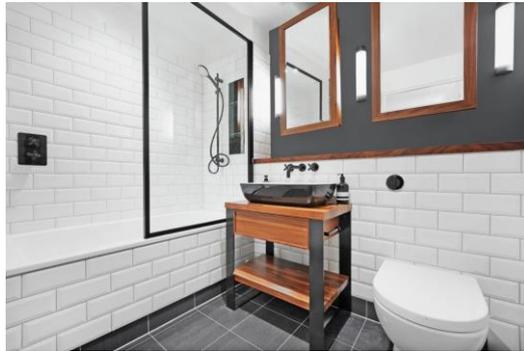
Merino Gardens

London, E1W

£4,000 per month
(£923.08 per week)

A spacious two-bedroom, two-bathroom apartment featuring a generous private balcony, set within the prestigious London Dock development adjacent to the well-known St Katharine Docks. Residents benefit from excellent on-site amenities including a 24-hour concierge service, extensive fitness and leisure facilities, a private cinema, and a business centre.

CHESTERTONS



Merino Gardens

London, E1W

- Two Bedrooms
- Two Bathrooms
- Furnished
- Balcony



The apartment comprises a bright and spacious reception room with floor-to-ceiling windows, a contemporary kitchen fitted with integrated appliances, and access to a large balcony. The principal bedroom includes built-in wardrobes and an en-suite shower room, alongside a second well-proportioned bedroom, a family bathroom, and ample storage space.

Minimum Term: 12 months
Deposit Required: £4,615.38
Local Authority: Tower Hamlets
Council Tax Band: F
EPC Rating: B
Furnished

Score	Energy rating	Current	Potential
92+	A		
81-91	B	83 B	83 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Chestertons Tower Bridge Lettings

220 Tower Bridge Road
 Tower Bridge
 London
 SE1 2UP
 towerbridgelettingsusers@chestertons.co.uk
 02073576911
 chestertons.co.uk

Additional tenant charges apply (fees apply to non-AST tenancies only)
 Tenancy Agreement Fee: £300
 References per Tenant/Guarantor: £60
 Inventory check (approx. £100 – £250 inc. VAT)
[chestertons.co.uk/property-to-rent/applicable-fees](https://www.chestertons.co.uk/property-to-rent/applicable-fees)

Chesterton UK Services Limited trading as Chestertons for themselves and for the vendor of this property whose agents they are, give notice that (i) these particulars do not constitute any part of an offer or contract, (ii) all statements contained within these particulars are made without responsibility on the part of Chestertons or the vendor, (iii) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement or representation of fact, (iv) any intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (v) the vendor does not make or give either Chestertons or any person in their employment any authority to make or give representation or warranty whatsoever in relation to this property. Wide angle lenses may be used. ©Copyright Chestertons | Chesterton Global Ltd | Registered Office 40 Connaught Street, Hyde Park, London W2 2AB Registered Company Number 05334580.



This paper is
100% recyclable