



BUTLER & STAG

Farthing Fields | London
| E1W

Physical viewings taking place

Located on the fourth and fifth floor of this well located development boasting fantastic views towards the Thames and the Shard is this split level two bedroom apartment.

- *Glorious Skyline Views* • *Private Balcony* • *Two Double Bedrooms* • *Secure Entry Development* • *Close to Wapping Station* • *High Specification*

£1,350 |

This beautifully bright and colourful apartment has been finished to a high contemporary standard. Comprising a large reception room with access to a private balcony, separate kitchen/diner that also has access to the balcony which has amazing views across the City skyline. Stairs lead up to two double bedrooms, both with fitted wardrobes. There is a smart bathroom and separate w/c.

In close proximity to Wapping station, St Katherine's Dock and some wonderful bars and restaurants.

Available immediately, the property is offered furnished.

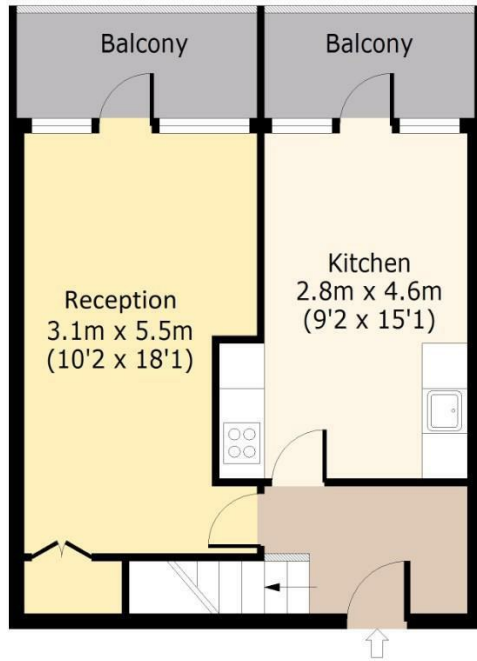




Oswell House, E1V

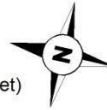
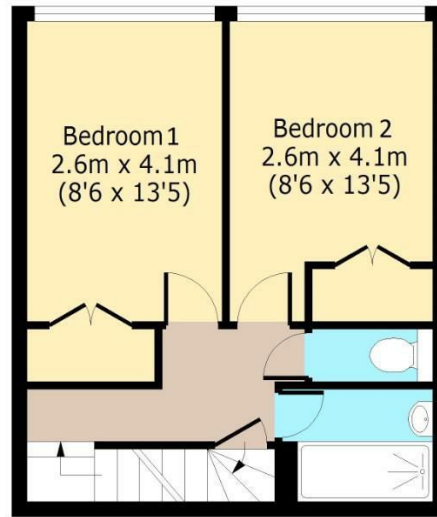
Fourth Floor

Approx. 38 Sq. meters (409 Sq. feet)



Fifth Floor

Approx. 35 Sq. meters (377 Sq. feet)



Total area: approx. 73 Sq. meters (786 Sq. feet)
For illustration purposes only - not to scale
www.londonpropertyassessments.co.uk



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Important Notice - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		71	72
(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 ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C		70	71
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		