

## HOBART BUILDING, THE WARDIAN, CANARY WHARF, E14

**LET**

£2,250 PCM

Studio Apartment | 32nd Floor | Full Width Private Balcony | Amazing Views | Furnished | Luxurious Finish | Open Plan Living/Sleeping/Kitchen Area | Separate Shower Room | 24 Hour Concierge | Residents Gym | Cinema Room | Swimming Pool | Spa Facilities

- 24 hour concierge
- Furnished
- Private balcony
- Residents gym
- Studio apartment
- Swimming Pool
- 32nd floor

Enjoy amazing views across London from the 32nd floor from your own private, full-width balcony! This stunning studio apartment is located in one of Canary Wharfs most luxurious developments and is offered on a furnished basis.

This apartment has been finished to one of the highest standards it benefits from open plan living, modern fitted kitchen, a fantastic shower room and built-in wardrobes.


The development has a range of facilities for residents including a 24 hour concierge, gym, swimming pool and cinema room.

The Wardian is perfectly located being within a short walk to Canary Wharf which offers transport links on the DLR and Jubilee line.





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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>	<b>85</b>	<b>85</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.