



Let **UK** Home

1 Bedrooms

Flat - Studio

Located in London

£2,550 Per Month



info@letukhome.co.uk

<https://www.letukhome.co.uk/>

01795 358 886



50 Marsh Wall London

E22 2AE



Let UK Home present this stunning studio property in Aspen located in London's prime financial district of Canary Wharf and alongside the glittering River Thames.

This luxurious apartment features a meticulously designed open-plan living, kitchen, and dining area. The bedroom comes with built-in wardrobes, complemented by a spacious family bathroom. A virtual viewing is provided.

Residents of this exceptional development will have exclusive use of concierge, sauna, steam room, gymnasium, game room, screening room, private dining and wine tasting room.

There are four shopping malls near Aspen: Jubilee Place Shopping Mall and Canary Wharf Shopping Center, etc., with a total of more than 300 stores, ranging from luxury brands to affordable brands, all available here. There are also many restaurants, cafes and bars with different cuisines from all over the world.

Canary Wharf has a comprehensive transportation network, including rail, road, water, and tube services. The Jubilee Line from Canary Wharf goes directly to the West End; the DLR connects seamlessly to the city; the already operational Elizabeth Line provides direct access to the City of London, Bond Street, and Heathrow Airport, among other destinations. Additionally, the Thames Clippers service offers fast transport to London's landmarks such as Greenwich, Tower Bridge, Tate Modern, Westminster, and the Blackfriars area. From the Aspen, it is within walking distance to

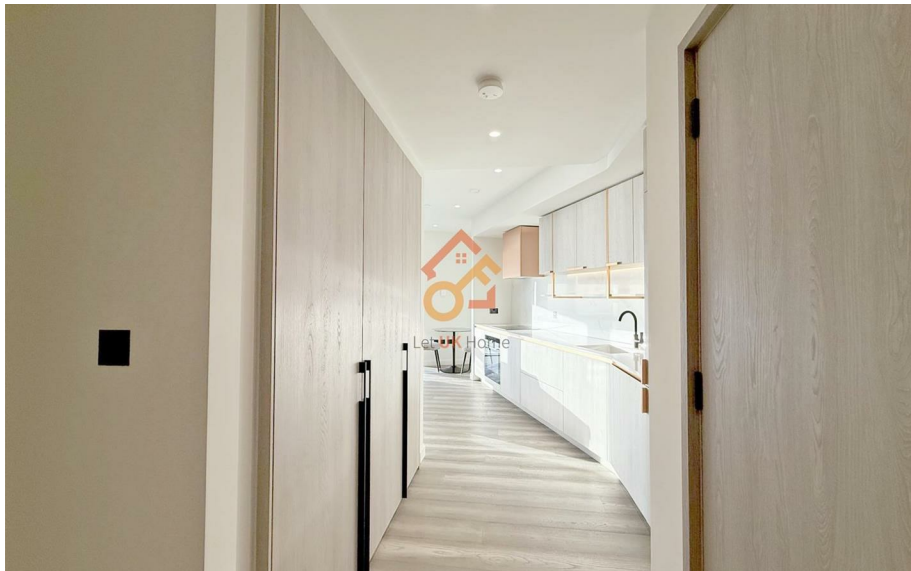
Canary Wharf Station (Jubilee Line & Elizabeth Line), Heron Quays/South Quay

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- 29th Floor
- 24h Security
- The Gym
- Sauna & Steam Room
- The Spa
- Concierge Service
- Virtual Viewing Available
- Cinema & Game Room
- Residents Lounge
- EPC Rating: B





STUDIO / 24.07 – 31.07

Total Internal Area 42.1 sq m / 453 sq ft

Living & Dining 7455 x 6130 mm



Let **UK** Home

3F 2 Eastbourne Terrace

Paddington

London

W2 6LG

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Council Tax Band: D

Local Authority:

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

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			
England & Wales	EU Directive 2002/91/EC		

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