

FOR SALE

£588,000 Leasehold

Tafaders

Hoola, East Tower, Tidal Basin Road, E16



2 Bedrooms 2 Bathrooms 1 Reception

A substantial 2 bedroom 2 bathroom apartment situated within the new landmark Hoola development in Royal Victoria, E16. Covering 911 Sqft, this contemporary accommodation comprises a large open plan reception room with fitted kitchen and direct access to a full width balcony, a master bedroom with an en suite shower room, and a further double bedroom with access to a Jack and Jill bathroom. There is ample storage throughout to include built in wardrobes within both bedrooms and a utility cupboard within the hallway. Further benefits also include underfloor heating, floor-to-ceiling windows and entryphone system. Residents within the development have exclusive use of a range of amenities to include; Concierge, Residents Gymnasium, Business Lounge and Bicycle Storage.

The development offers a number of exclusive on site facilities to include; a 24hr concierge service, secured communal cycle storage and a residents only Gymnasium. Conveniently located within walking distance of Royal Victoria (DLR) & Canning Town (Jubilee) stations, residents will have easy access to Canary Wharf, the City and the West End. The arrival of the Crossrail enhances the transport links available, ensuring that Royal Docks benefit from the best possible connections with the rest of London.

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PHOTOS



FLOORPLAN



EAST TOWER FLOORS 1-8

2 bedroom apartment
Type 8A apartment nos: 101, 201, 301, 401, 501, 601, 701 and 801
 Living/Dining/Kitchen 6030mm x 7360mm 19'8" x 24'1"
 Bedroom 1 3480mm x 4020mm 11'4" x 13'2"
 Bedroom 2 3250mm x 4020mm 10'7" x 13'2"
 Apt. Area 84.6 sq m 911 sq ft
 Balcony Size 20 sq m 216 sq ft

1 bedroom apartment
Type 3A apartment nos: 109, 209, 309, 409, 509, 609, 709 and 809
 Living/Dining/Kitchen 6700mm x 3600mm 22'0" x 11'8"
 Bedroom 5260mm x 3000mm 17'3" x 9'8"
 Apt. Area 56.9 sq m 612 sq ft
 Balcony Size 7.3 sq m 79 sq ft

1 bedroom apartment
Type 4A apartment nos: 108, 208, 308, 408, 508, 608, 708 and 808
 Living/Dining/Kitchen 7790mm x 3600mm 25'6" x 11'8"
 Bedroom 4430mm x 2780mm 14'5" x 9'1"
 Apt. Area 59.0 sq m 635 sq ft
 Balcony Size 6.8 sq m 74 sq ft

1 bedroom apartment
Type 2 apartment nos: 107, 207, 307, 407, 507, 607, 707 and 807
 Living/Dining/Kitchen 5200mm x 7850mm 17'1" x 25'8"
 Bedroom 4700mm x 2750mm 15'4" x 9'0"
 Apt. Area 56.1 sq m 604 sq ft
 Balcony Size 14.6 sq m 157 sq ft

Studio apartment
Type 1 apartment nos: 106, 206, 306, 406, 506, 606, 706 and 806
 Living area 6900mm x 5500mm 22'6" x 18'0"
 Apt. Area 42.1 sq m 453 sq ft
 Balcony Size 9.2 sq m 99 sq ft

1 bedroom apartment
Type 5 apartment nos: 105, 205, 305, 405, 505, 605, 705 and 805
 Living/Dining/Kitchen 5200mm x 7850mm 17'1" x 25'8"
 Bedroom 4700mm x 2750mm 15'4" x 9'0"
 Apt. Area 57.5 sq m 619 sq ft
 Balcony Size 14.6 sq m 157 sq ft

1 bedroom apartment
Type 4B apartment nos: 104, 204, 304, 404, 504, 604, 704 and 804
 Living/Dining/Kitchen 7790mm x 3600mm 25'6" x 11'8"
 Bedroom 4430mm x 2780mm 14'5" x 9'1"
 Apt. Area 59.0 sq m 635 sq ft
 Balcony Size 6.9 sq m 75 sq ft

2 bedroom apartment
Type 8B apartment nos: 102, 202, 302, 402, 502, 602, 702 and 802
 Living/Dining/Kitchen 6030mm x 7360mm 19'8" x 24'1"
 Bedroom 1 3480mm x 4020mm 11'4" x 13'2"
 Bedroom 2 3250mm x 4020mm 10'7" x 13'2"
 Apt. Area 84.6 sq m 911 sq ft
 Balcony Size 20 sq m 216 sq ft

1 bedroom apartment
Type 3B apartment nos: 103, 203, 303, 403, 503, 603, 703 and 803
 Living/Dining/Kitchen 6700mm x 3600mm 22'0" x 11'8"
 Bedroom 5260mm x 3000mm 17'3" x 9'8"
 Apt. Area 56.9 sq m 612 sq ft
 Balcony Size 7.3 sq m 79 sq ft



