



New Union Square, London SW11

Asking price £1,150,000 Leasehold







Description

A beautifully presented, bright and modern apartment located in the popular Embassy Gardens development which is conveniently located less than a 5 minute walk to the iconic Battersea Power Station. The River Thames is also easily accessible being situated directly opposite the building.

Finished to a high standard, this well presented apartment benefits from spacious, open plan reception, kitchen, dining room with wooden flooring leading onto a private balcony, two double bedrooms, master with en-suite shower room. Both bedrooms have fitted wardrobes. A large family bathroom finishes off the property.

Embassy Gardens is home to the famous floating sky pool, a swimming pool on the 10th floor spanning between the two buildings. Further benefits include two 24 hour concierges, two gyms, an indoor swimming pool with access to an outdoor Jacuzzi and a residents cinema that is available to book for private events. Residents also have access to business suites, library and communal day room with pool table and Sky TV.

Located close to Battersea Power Station and a number of restaurants, bars and coffee shops, bringing a vibrant feel to the area.

- Secure underground allocated valet parking
- Additional storage space located in the basement
- Balcony
- Beautifully presented
- Approx. 927 sq ft (86.1 sq m)
- Council Tax: G
- Service Charge: £10,189.02 P/A
- Ground Rent: £800 P/A
- Leasehold (986 years)
- EPC: B

Floorplan

927 sq ft | 86 sq m

CAPITAL BUILDING, EMBASSY GARDENS APPROXIMATE GROSS INTERNAL FLOOR AREA 927 SQ.FT (86.1 SQ.M)



SEVENTH FLOOR



This floor plan has been defined by the RICS Code of Measurement. This floor plan and all others are for approximate representative purposes only and upon usage is agreed to as such by the client.
WWW: hdvirtualart.com | TEL: 0203.974.1567 | EMAIL: info@hdvirtualart.com

Nine Elms
4 Riverlight Quay,
London SW11 8DG
+4420 3147 1333
lettingsnineelms@eu.jll.com

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jll.co.uk/residential

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