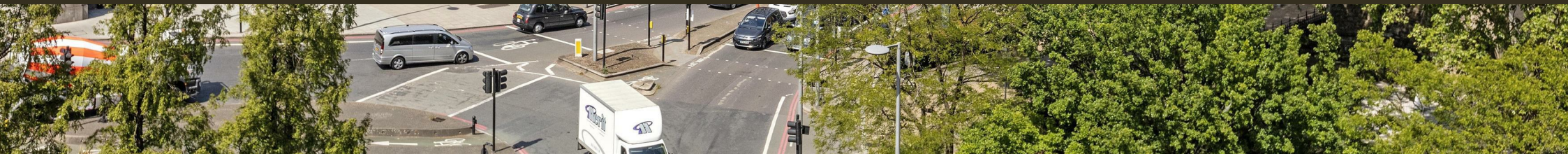




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£1,250,000 Leasehold

A fantastic 2-bedroom apartment of 840sq.ft (78sq.m) available in Parliament View Apartments, a modern residential complex next to Lambeth Bridge offering full-width floor to ceiling windows framing stunning views of the River Thames & The Houses of Parliament from all the principal rooms. This 2 double bedroom property has been refurbished by the current owner and comprises an open-plan reception room, integrated kitchen, comfort cooling, a utility cupboard, a dressing area to the master bedroom with an en-suite bathroom as well as an additional guest bathroom and a secure underground parking space.

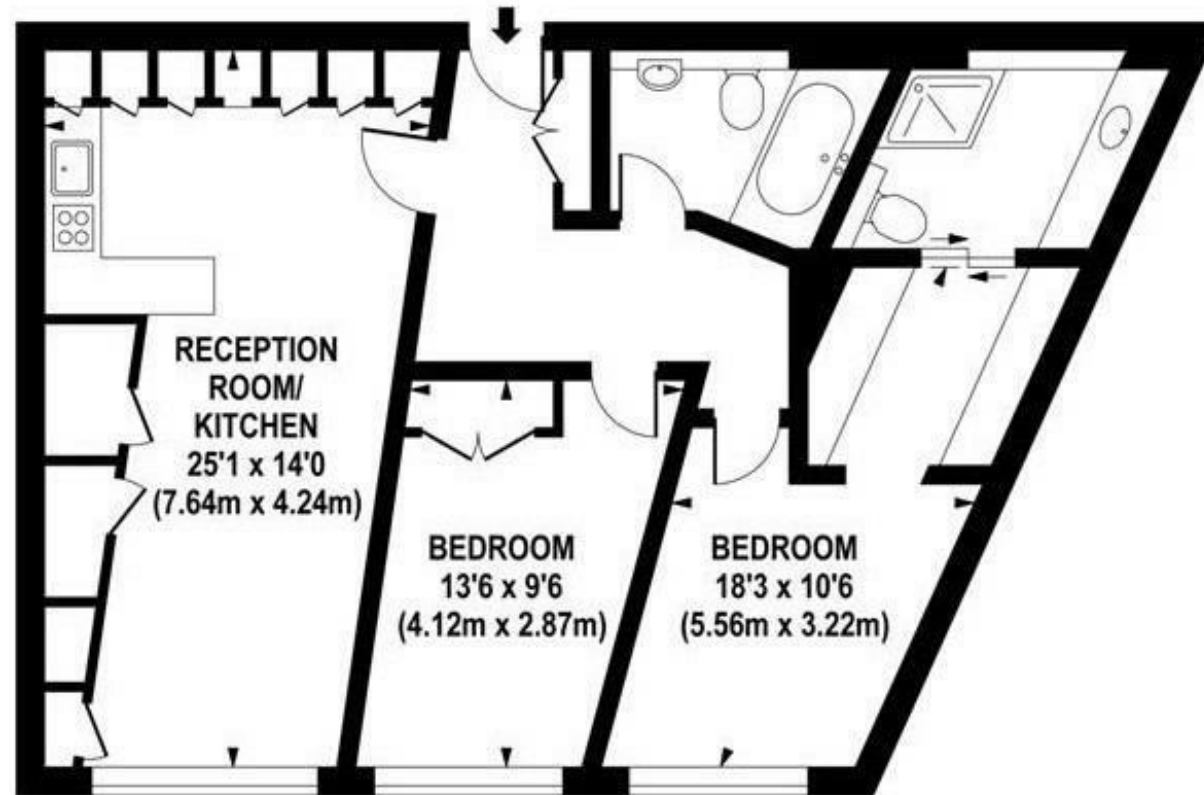
Residents have the benefit a 24-hour concierge and access to a resident's gymnasium. Transport links are excellent with frequent bus service on the doorstep and the rail links of Vauxhall, Westminster, Waterloo & Lambeth North stations all within a few minutes' walk.

- Electricity Supply — Mains | Water Supply — Mains | Sewerage — Mains | Heating — Comfort Cooling
- Broadband: Check Coverage via Ofcom
- Mobile Signal: Check Coverage via Ofcom
- Parking: No Parking Included
- Lift Access
- Building Safety: EWS1 Available on Request
- Council Tax Band G (London Borough of Lambeth)
- Leasehold: 974 Years remaining
- Service Charges: £5,500 per annum
- Ground Rent: £500 per annum
- EPC Rating B (84)

- EWS1 Compliant
- 840sq.ft (78sq.m)
- Stunning Views of the River Thames & the Houses of Parliament
- Secure Underground Parking
- Floor-to-Ceiling Windows
- Open Plan Reception & Modern Integrated Kitchen
- 24 Hour Concierge
- Residents Gymnasium
- Good Storage
- Short Walk from Vauxhall, Waterloo, Westminster & Lambeth North Stations



EPC certificate available on request.



EIGHTH FLOOR

APPROX. GROSS INTERNAL AREA 840 sq.ft / 78.14 sq.m

