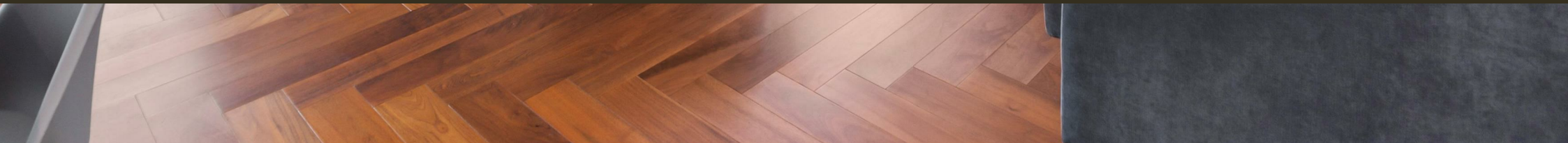




Embassy Gardens, 5 New Union Square
London SW11

GARTONJONES.COM



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GARTON JONES.COM

9 Albert
Embankment
London
SE1 7SP

Lettings:
+44 (0) 20 7735 1888
nineelms@gartonjones.com
www.gartonjones.com

£1,000 Per Week

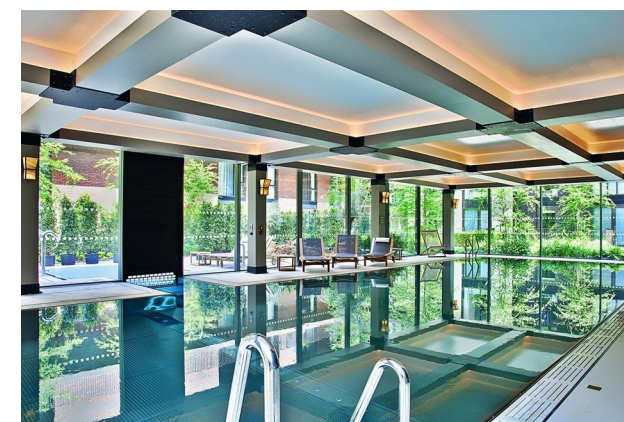
A stunning 2-bedroom dual aspect river facing apartment of 878sq.ft (81sq.m) on the 13th floor of Ambassador Building, Embassy Gardens. This fantastic furnished apartment is in one of the best positions in the development benefitting from amazing views of the River Thames & London, a spacious open plan reception room with a modern integrated kitchen, winter garden, good storage, utility cupboard & 2 luxury bathrooms (1 en-suite).

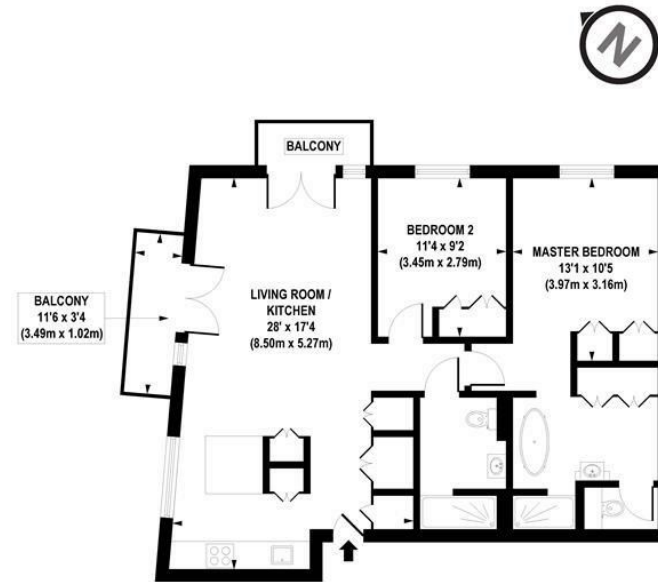
Embassy Gardens is one of the most popular new build developments located in the heart of Nine Elms; for the residents' private use there is a 24-hour concierge, cinema screening room, library & lounge, business centre, yoga studio, 2 private gymnasiums, and a heated indoor/outdoor swimming pool. Residents of Embassy Gardens also have access to the world-famous sky pool, connecting two of the towers at Legacy Building. Amenities such as District coffee shop, Darby's restaurant, The Alchemist cocktail bar, Homeboy bars, as well as a Waitrose convenience store are located on-site but you are also close to a host of other local shops and restaurants on your doorstep. Nine Elms tube station is less than a 5 minutes' walk Embassy Gardens providing easy access into Central London and the transport links of Vauxhall Station are also within walking distance. Embassy Gardens is also a short walk away from Battersea Power Station that has just opened, offering fantastic shops, restaurants & bars all on your doorstep.

Please note furniture may differ to that shown in the current photos.

- Electricity Supply — Mains | Water Supply — Mains | Sewerage — Mains | Heating — Comfort Cooling
- Broadband & 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 Wandsworth)
- 12 Month Minimum Term
- 6 Week Security Deposit
- Holding deposit equivalent to 1 week of rent
- Rent to be payable monthly in advance
- EPC Rating C (74)

- 2 Double Bedrooms
- 878sq.ft (81sq.m)
- Direct River Facing
- 2 Bathrooms (1 En-Suite)
- Open Plan Reception Room
- Winter Garden
- 24 Hour Concierge
- Sky Pool
- Residents Gym
- 0.4 Miles to Battersea Power Station Tube





APPROX. GROSS INTERNAL AREA FLOOR 872 sq. ft / 80.98 sq. m

Floorplan is for illustrative purposes only and is not to scale.
Every attempt has been made to ensure the accuracy of the floorplan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only.
Liability for errors, omissions or mis-statement through negligence or otherwise is hereby excluded.

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