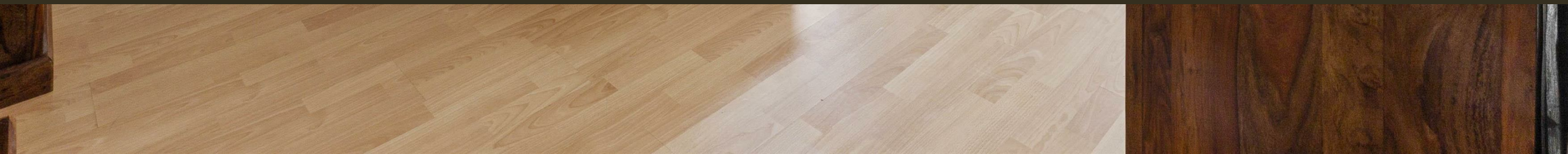




9 Albert Embankment, London
SE1

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9 Albert
Embankment
London
SE1 7SP

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£620,000 Leasehold

A substantial 1-bedroom apartment of 859sq.ft (79sq.m) available for sale in 9 Albert Embankment, a modern riverside development located between Vauxhall & Lambeth Bridges. This fantastic property further benefits from a large dual aspect reception room with a balcony and south facing views, a smart integrated kitchen, spacious double bedroom (1 en-suite), fitted wardrobes to the bedroom with excellent storage & a separate guest W/C.

9 Albert Embankment is located on the banks of the River Thames between Vauxhall and Lambeth Bridge, there is a 24-hour concierge and on-site convenience store. You are within walking distance to the rail, tube, and bus services of Vauxhall as well as the river taxi service at St George Wharf and there is a taxi rank at the neighbouring River Park Plaza Hotel.

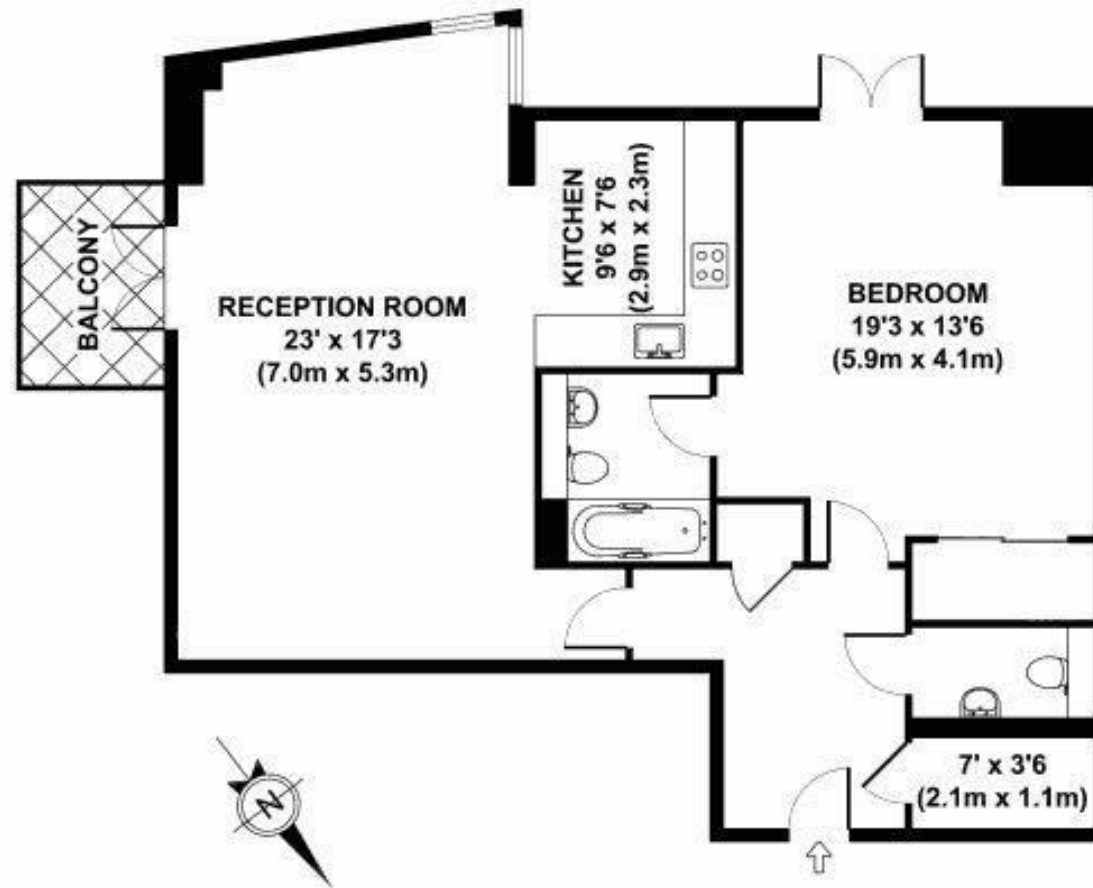
Please note furniture may differ to that shown in the current photos.

- Electricity Supply — Mains | Water Supply — Mains | Sewerage — Mains | Heating — Electric Heaters
- Broadband: Check Coverage via Ofcom
- Mobile Signal: Check Coverage via Ofcom
- Parking: Parking Available
- Lift Access
- Building Safety: EWS1 Available on Request
- Council Tax Band G (London Borough of Lambeth)
- Leasehold: 976 Years Remaining (999 Years from 1 January 2001)
- Service Charges: £6,275.62 per annum (payable half-annually)
- Ground Rent £150 per annum (payable half-annually)
- EPC Rating C (80)

- 1 Bedroom
- 845sq.ft (78.51sq.ft)
- Substantial Apartment
- 1 Bathroom & Guest W/C
- Open Plan Reception Room
- Modern Integrated Kitchen
- Generous Built-in Storage
- Secure Underground Parking
- 24 Hour Concierge
- 0.5 Miles to Vauxhall Station



EPC certificate available on request.



**GROSS INTERNAL
FLOOR AREA 845 SQ FT**

APPROX. GROSS INTERNAL FLOOR AREA 845 SQ FT / 79 SQ M

ILLUSTRATION FOR IDENTIFICATION PURPOSES ONLY - NOT TO SCALE

