



Kings Tower, Chelsea Creek  
Fulham SW6

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## £3,000,000 Leasehold

An exciting opportunity to purchase one of the highly desirable 3-bedroom apartments 1309sqft (121sqm) located on the 21st floor with great views forming part of the landmark building The Kings Tower - Chelsea Creek. The accommodation is finished to an exceptional standard and boasts an elegant style which you would associate with brand new apartments built by Berkeley St George. The layout comprises of entrance hall, open plan living — dining area with the current owners adding a built in desk, display and panelling. The kitchen offers contemporary shaker style wall and base units with built in Miele Appliances & Composite stone worktop and splashback, access to a 94sqft (8.7sqm) Balcony with views of The City and local area. Three bedrooms, two benefitting from high specification ensembles and fitted wardrobes, further family bathroom, the third bedroom offers a new walk in wardrobe area offering extensive storage. The Kings tower residence will have access to the Halcyon Club which will offer a 31st floor sky lounge and terrace with enviable panoramic views, two residents cinemas, business lounge & private meeting rooms, 24-hour concierge and a fitness centre offering an indoor pool, sauna & steam room as well as a gymnasium. Chelsea Creek is a unique dockside development within easy reach of Imperial wharf over ground station as well as the stylish King's Road and Chelsea Harbour, with its many restaurants, bars and boutiques.

Ground Rent — £TBC  
Service Charge - £ TBC  
Council Tax — Hammersmith & Fulham — Band TBC

EPC B (86)

- Three Bedroom Apartment
- 21st Floor With Great Views
- Final Landmark Building At Chelsea Creek
- High Specification
- Two Ensembles
- 1309sqft / 121sqm
- Two Residents Cinemas & 32Nd Floor Roof Terrace & Lounge
- 24 Hour Concierge, Gymnasium & Spa
- Close to Imperial Wharf Station
- EPC B (86)

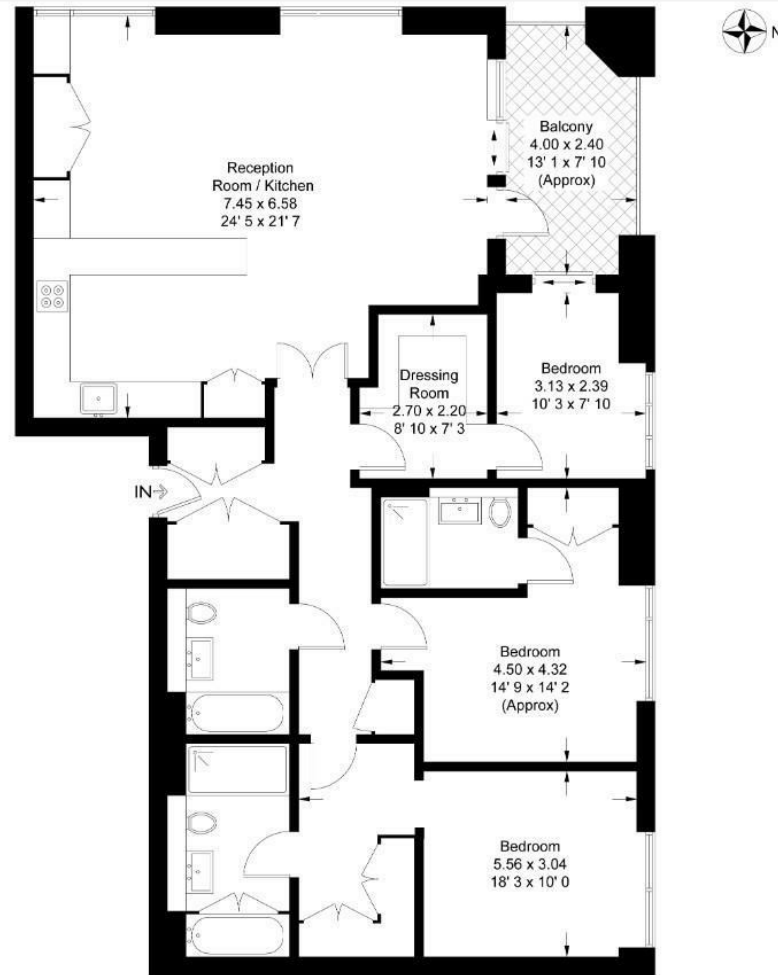


EPC certificate available on request.

**Kings Tower**

Approximate Gross Internal Area = 1309 sq ft / 121.6 sq m  
 Balcony = 94 sq ft / 8.7 sq m

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Twenty First Floor

This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.



