



Bishops Wharf House  
51 Parkgate Road, SW11









This remarkable two bedroom apartment spans over, just shy of 800 square feet.

You enter the lateral flat situated on the third floor of the building and are immediately greeted with an abundance of natural light which is best benefiting in the mornings with the east facing balcony. The property is a perfect temperature even in the height of the summer due to this. The property has two bedrooms and two large bathrooms, of which, one is an en-suite to the principal bedroom. The property also benefits from it's own parking space and a live-in porter.

Residents of Bishops Wharf House enjoy top-notch security and concierge services. A variety of charming cafes and restaurants can be found on Ransomes Dock and Parkgate Road, while the shops and dining options on Kings Road are just a short stroll across Albert Bridge. The scenic Thames Path and the expansive Battersea Park, offering numerous leisure amenities, are also conveniently located less than 200 yards away. Additionally, the impressive Battersea Power Station development is just on the other side of the park. The river ferry at Cadogan Pier, located just over the bridge, provides easy access to the city and beyond.

- Newly Refurbished
- Two Bedrooms
- 24 Hour Concierge

Guide Price £725,000

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
90-100 A		
81-90 B		
69-81 C	81	81
55-69 D		
49-55 E		
45-49 F		
35-45 G		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		

**Tenure:** Leasehold

**Service Charge:** £5611.6 Service Charge

**Ground Rent:** £75

**Local Authority:** London Borough of Wandsworth

**Council Tax Band:** G

*Chestertons Battersea Park & Nine Elms Sales*

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London

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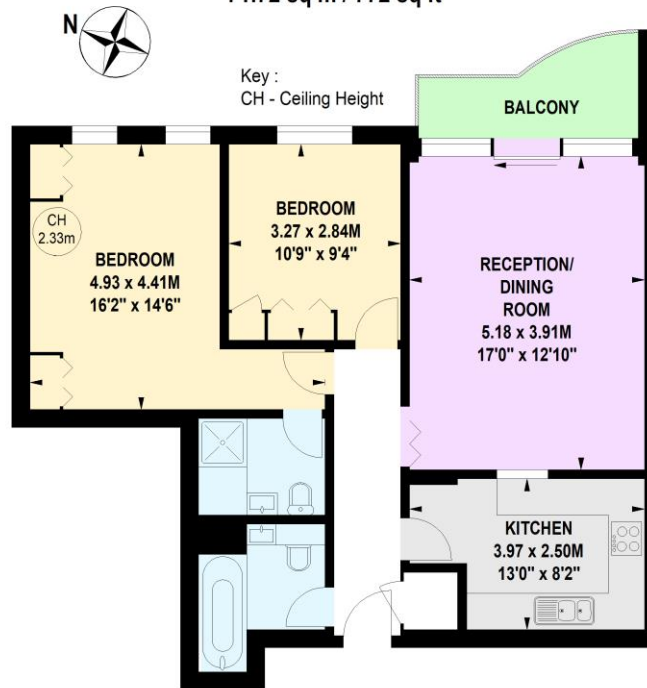
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# Bishops Wharf House, Parkgate Road, SW11

Approximate gross internal area  
71.72 sq m / 772 sq ft



**Third Floor**

Not to scale, for guidance only and must not be relied upon as a statement of fact.  
All measurements and areas are approximate only

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