



Capital Building
8 New Union Square, SW11

CHESTERTONS





This stunning two bedroom apartment comes with an open plan kitchen and living space with a large balcony with river views. With ample storage throughout and the main bedroom benefiting from an en-suite bathroom, this property is perfect for either a couple or professional sharers.

Embassy Gardens is going to be home to the show stopping floating sky pool, a swimming pool on the 10th floor in between 2 buildings.

With some of the best facilities in London, Embassy Gardens has two 24 hour concierges, two gyms with state of the art equipment, an indoor pool with access to an outdoor Jacuzzi and a residents cinema that is available to book for private events. Residents also have access to business suites, library and communal day room with pool table and Sky TV. Embassy Gardens has an increasing number of restaurants, bars and coffee shops bringing a village feel to the development.

Situated a short walk from Vauxhall station, Victoria Line and National Rail Zones, 1 and 2 as well as numerous bus routes allowing easy access around the city.

- Swimming Pool
- Resident Gym
- 24 Hour Concierge
- Furnished
- Large Balcony

£4,200 pcm

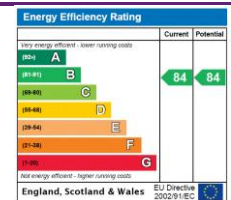
Additional tenant charges apply (fees apply to non-AST tenancies only)

Tenancy Agreement Fee: £300

References per Tenant/Guarantor: £60

Inventory check (approx. £100 – £250 inc. VAT)

chestertons.co.uk/property-to-rent/applicable-fees



Minimum Term: 12 months
Deposit Required: £4,846.15
Local Authority: London Borough of Wandsworth
Council Tax Band: G
EPC Rating: B
Furnished

Chestertons Battersea Park & Nine Elms Lettings

59 Battersea Bridge Road
 London

Chesterton Global Ltd trading as Chestertons for themselves and for the vendor of this property whose agents they are, give notice that (i) these particulars do not constitute any part of an offer or contract, (ii) all statements contained within these particulars are made without responsibility on the part of Chestertons or the vendor, (iii) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement or representation of fact, (iv) any intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (v) the vendor does not make or give either Chestertons or any person in their employment any authority to make or give representation or warranty whatsoever in relation to this property. Wide angle lenses may be used. ©Copyright Chestertons | Chesterton Global Ltd | Registered Office 40 Connaught Street, Hyde Park, London W2 2AB Registered Company Number 05334580.



This paper is 100% recyclable