



Carnation Way  
London, SW8

CHESTERTONS







Stunning three bedroom, two-bathroom apartment located in the sought after Thames City Development.

The property comprises three spacious double bedrooms with built in storage, two luxurious bathrooms, a spacious open-concept living area with a large fully fitted kitchen.

Residents will benefit from underfloor heating, air conditioning and the outstanding amenities, such as a 30m swimming pool, a fully equipped gym, spa, sauna, cinema room, KTV room, and various communal spaces such as the library, residents lounge & bar and dining area. Newly opened Nine Elms tube station and Vauxhall tube and mainline station are moments away from the development to get you around London. You may also choose Thames Clipper service down the river.

This development has been finished with a perfect combination of inventive contemporary living in a historic London location within green surroundings. It is a place where you can enjoy city views over the City of London and experience the absolute best of international culture, entertainment, retail, and the Westminster hub.

- Brand New Flat
- New Furniture
- 24 Hour Concierge
- Pool and spa & Residents Gym
- Meeting Room, Sky Bar, Residents Dining Room
- KTV Room, Games Room & Kids Play Area

**£6,800 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](https://chestertons.co.uk/property-to-rent/applicable-fees)

Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
92-100 <b>A</b>		
81-91 <b>B</b>	87	87
69-80 <b>C</b>		
55-68 <b>D</b>		
49-54 <b>E</b>		
41-48 <b>F</b>		
35-39 <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

**Minimum Term:** 12 months  
**Deposit Required:** £9,415.38  
**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

SW11 3AU

[batterseapark@chestertons.co.uk](mailto:batterseapark@chestertons.co.uk)

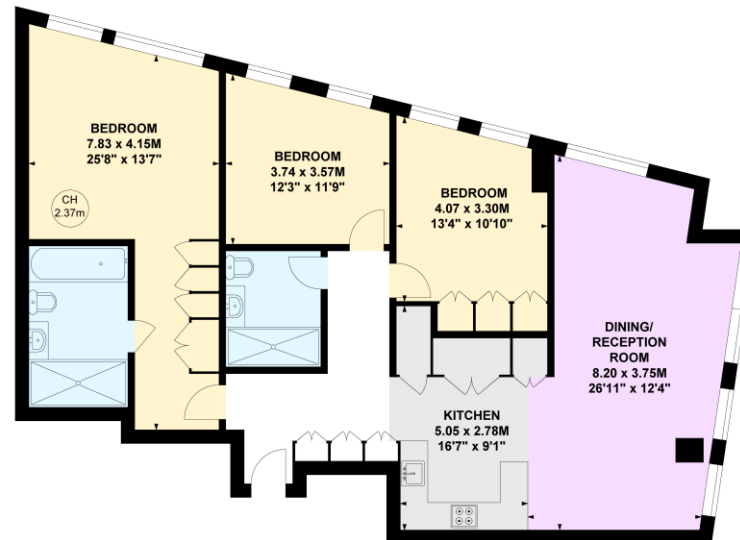
02030408269

[chestertons.co.uk](https://chestertons.co.uk)

# Thames City, Carnation Way, SW8

Approximate gross internal area  
121.74 sq m / 1310 sq ft

Key :  
CH - Ceiling Height



## Eleventh 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

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