

New Union Square London

Set within the desirable Ambassador Building in the Embassy Gardens development, this stunning one bedroom apartment is located in heart of the Nine Elms regeneration area. Residents benefit from excellent public transports links and outstanding communal facilities including a fitness centre, private cinema and residents library. The property features an open plan reception room with fitted kitchen and fully integrated appliances, one double bedroom, a luxurious bathroom and winter garden.

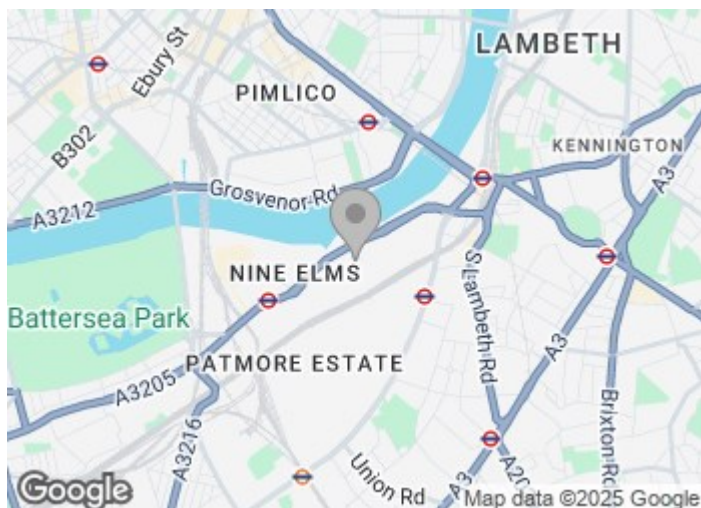
Council Tax Band: Wandsworth - E
Minimum contract: 12 months
Change of contract fee: £50 including VAT

£750 Per Week

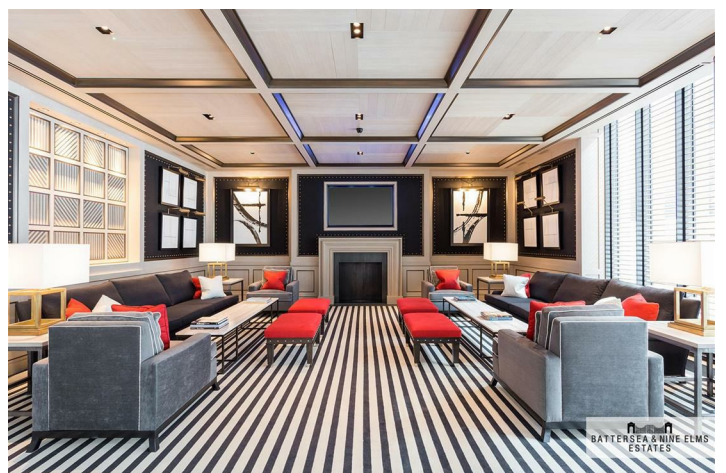
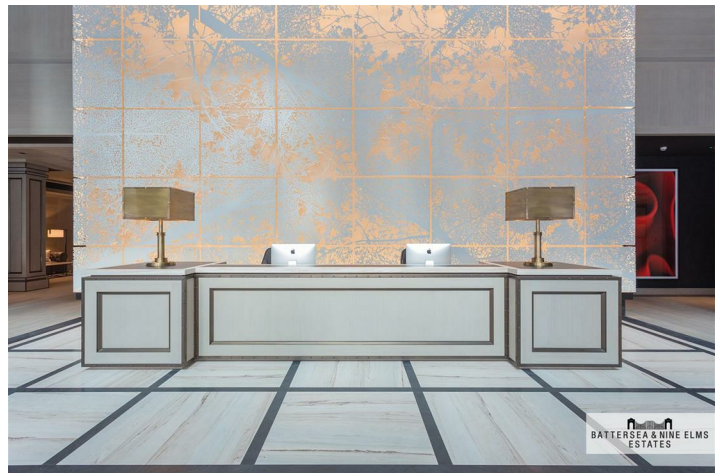
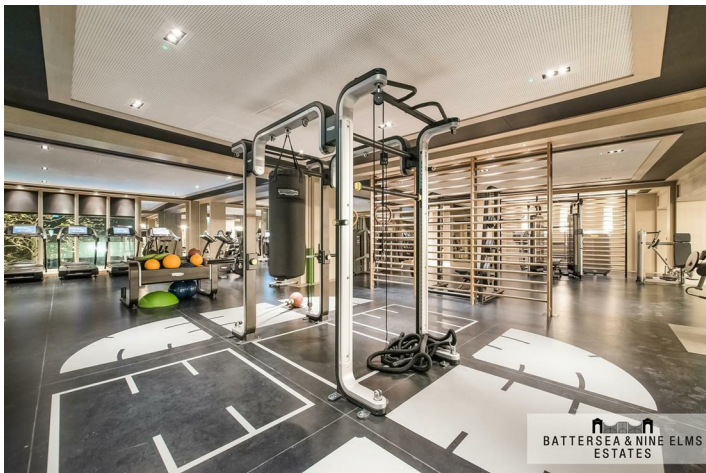
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- 24 Hour concierge
- Residents gym & swimming pool
- Residents lounge & meeting rooms
- Residents cinema suite
- Views towards Vauxhall & River
- Excellent transport links
- **Photos are from 2018**



Directions



Ambassador Building,
Embassy Gardens, SW8

Approximate Gross Internal Area
53.70 sq m / 578 sq ft

Winter Garden
1.60 sq m / 17 sq ft

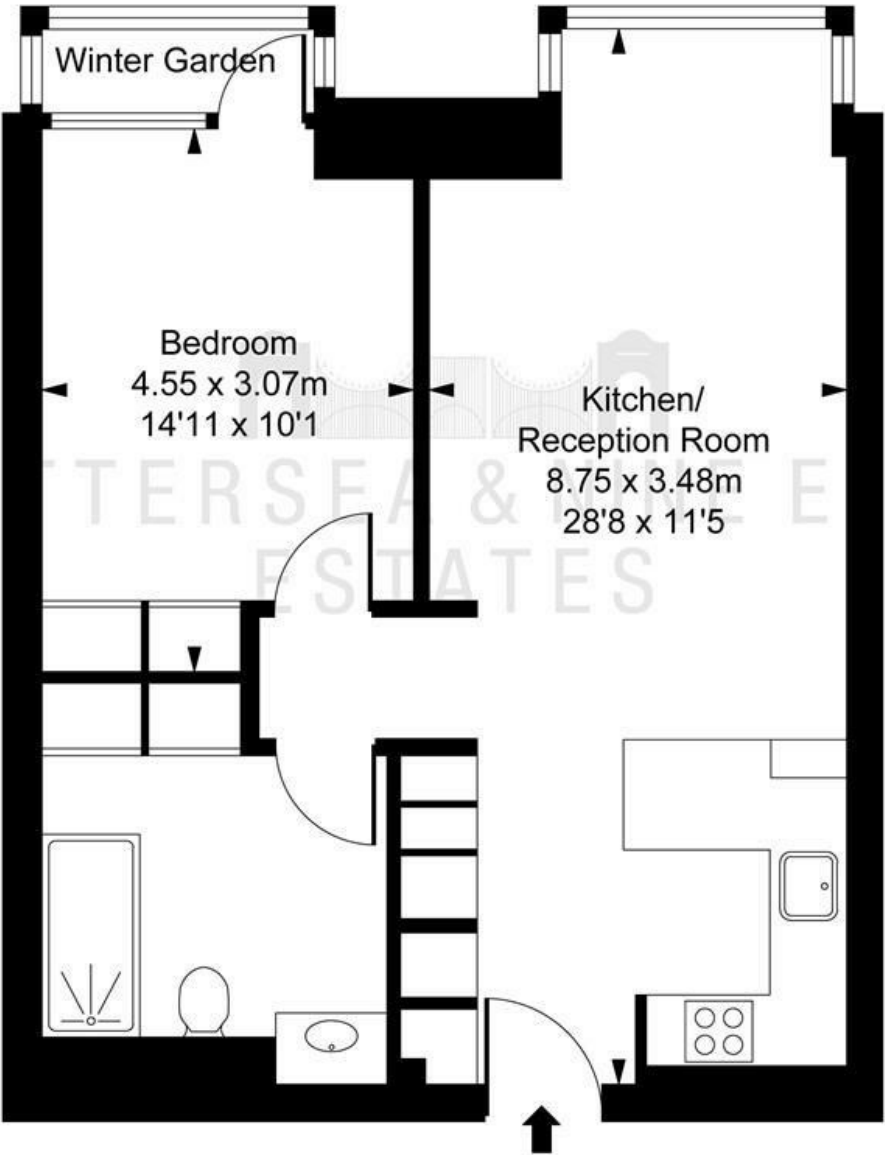


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THIS PLAN MUST NOT BE REPRODUCED BY ANY OTHER PERSON WITHOUT PERMISSION

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| Energy Efficiency Rating | | | Environmental Impact (CO ₂) Rating | | |
|---|-------------------------|-----------|---|-------------------------|-----------|
| | Current | Potential | | Current | Potential |
| Very energy efficient - lower running costs | | | Very environmentally friendly - lower CO ₂ emissions | | |
| (92 plus) A | | | (92 plus) A | | |
| (81-91) B | | | (81-91) B | | |
| (69-80) C | | | (69-80) C | | |
| (55-68) D | | | (55-68) D | | |
| (39-54) E | | | (39-54) E | | |
| (21-38) F | | | (21-38) F | | |
| (1-20) G | | | (1-20) G | | |
| Not energy efficient - higher running costs | | | Not environmentally friendly - higher CO ₂ emissions | | |
| England & Wales | EU Directive 2002/91/EC | | England & Wales | EU Directive 2002/91/EC | |