



Koa House London

£633 Per Week

Located in a prime position within the prestigious Battersea Power Station development, this well-proportioned studio apartment is now available to rent. Finished to a high standard throughout, the property features quality wood flooring and floor-to-ceiling windows that maximise natural light.

Set in the heart of this iconic riverside destination, residents can enjoy an excellent range of amenities including vibrant retail outlets, a wide choice of restaurants, and thoughtfully designed leisure spaces. The River Thames, Battersea Park, Chelsea, and Zone 1 tube and rail stations are all within easy reach.

Council Tax Band: Wandsworth - E
Minimum contract: 12 months
Change of contract fee: £50 including VAT
Lift access | Cladding: EWS1 Certificate available
Holding Deposit - £633 (1 weeks rent, subject to agreed offer)

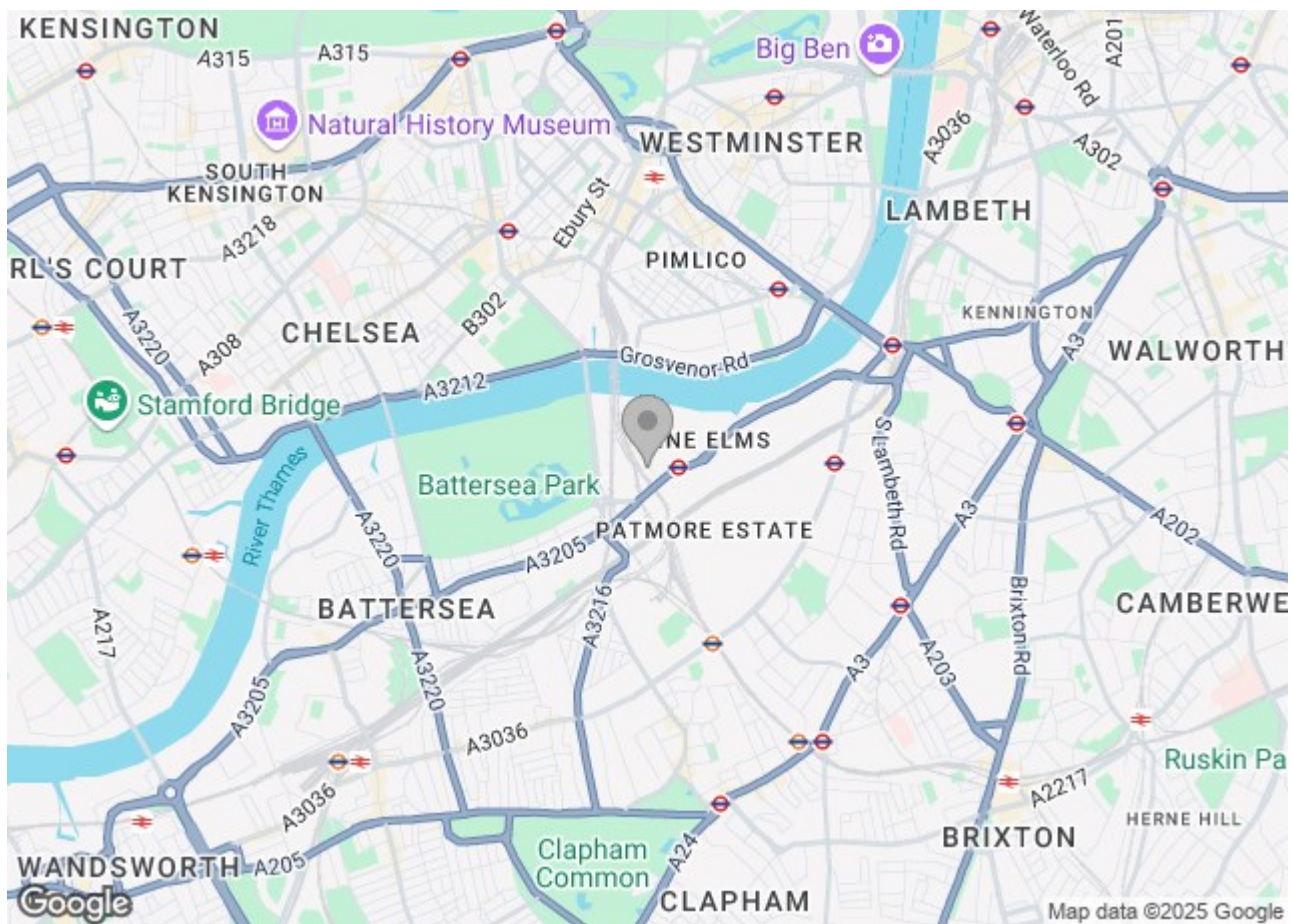
Electricity supply – Mains | Cold Water supply – Mains | Sewerage – Mains | Heating & comfort cooling – Communal | Internet: FttP

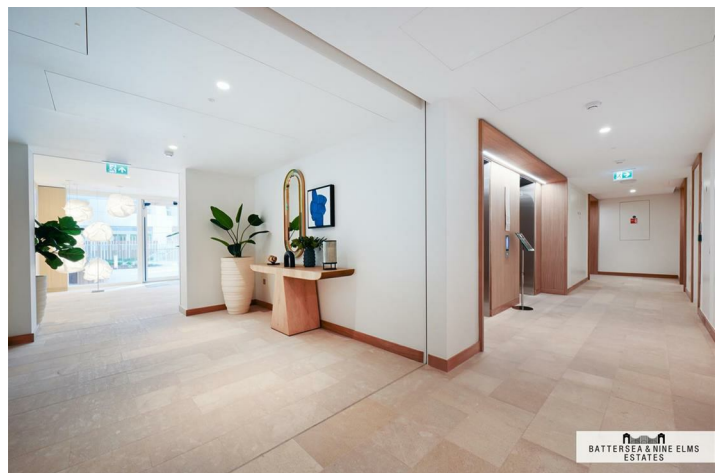
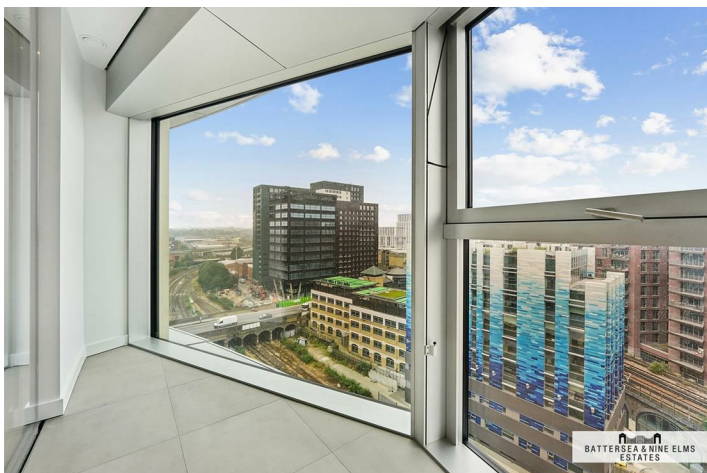
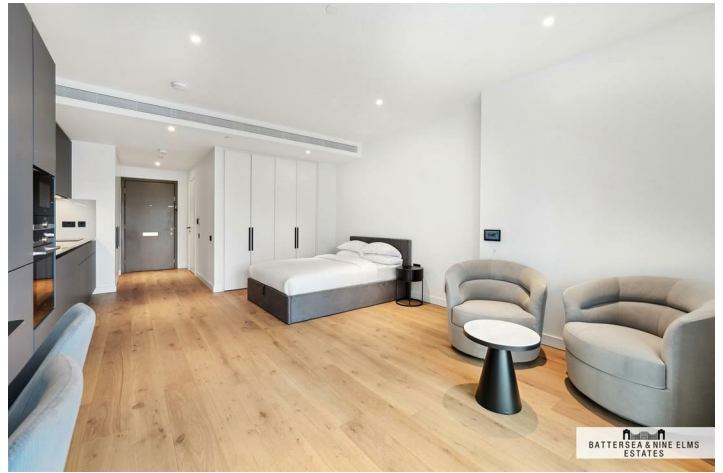
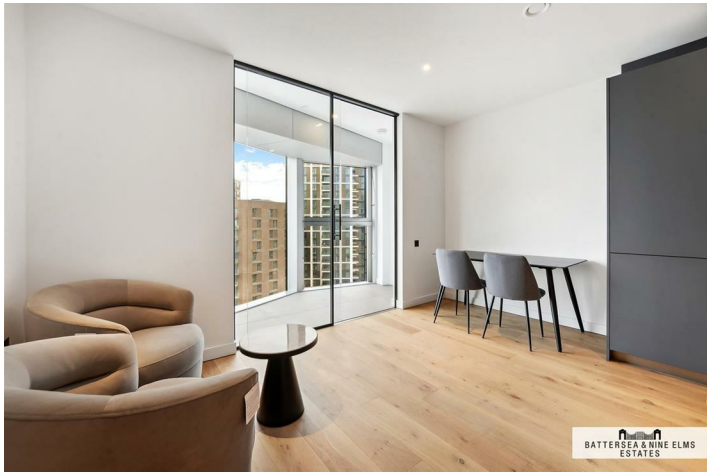
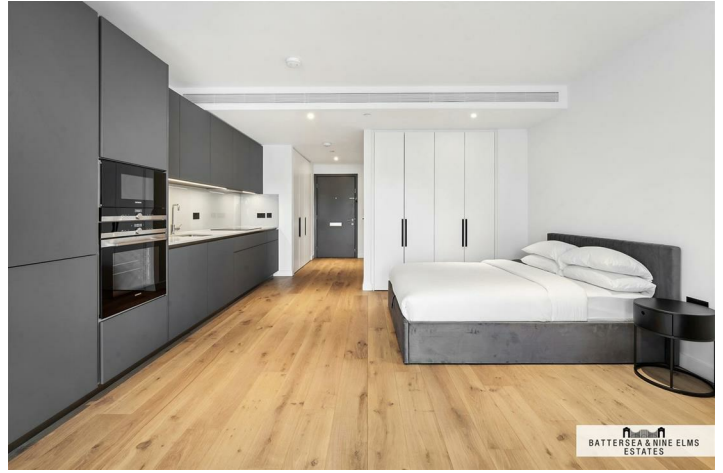
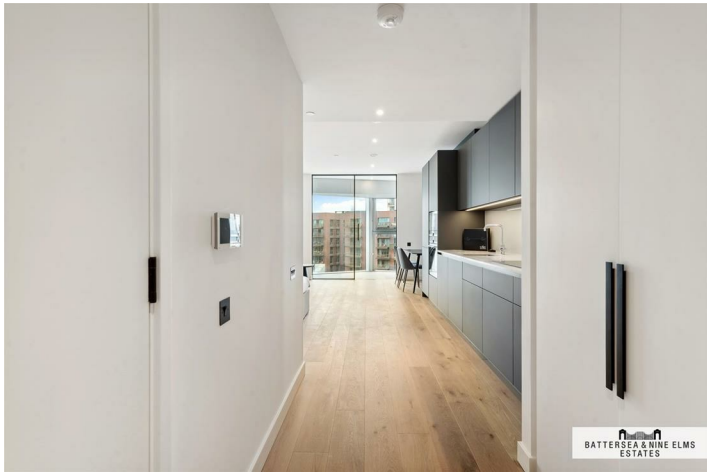
To check broadband and mobile phone coverage please visit Ofcom.
To check planning permission please visit Wandsworth Council Website: Planning & Building Control

Koa House London



- Zone 1 transport links
- Iconic riverside development
- Underfloor heating & comfort cooling
- Dishwasher & combination washer/dryer
- Residents gym
- 24 Hour concierge





Koa House,
Electric Boulevard, SW11

Approximate Gross Internal Area
38 sq m / 410 sq ft
Winter Garden
5 sq m / 50 sq ft

Total Areas Shown On Plan
43 sq m / 460 sq ft

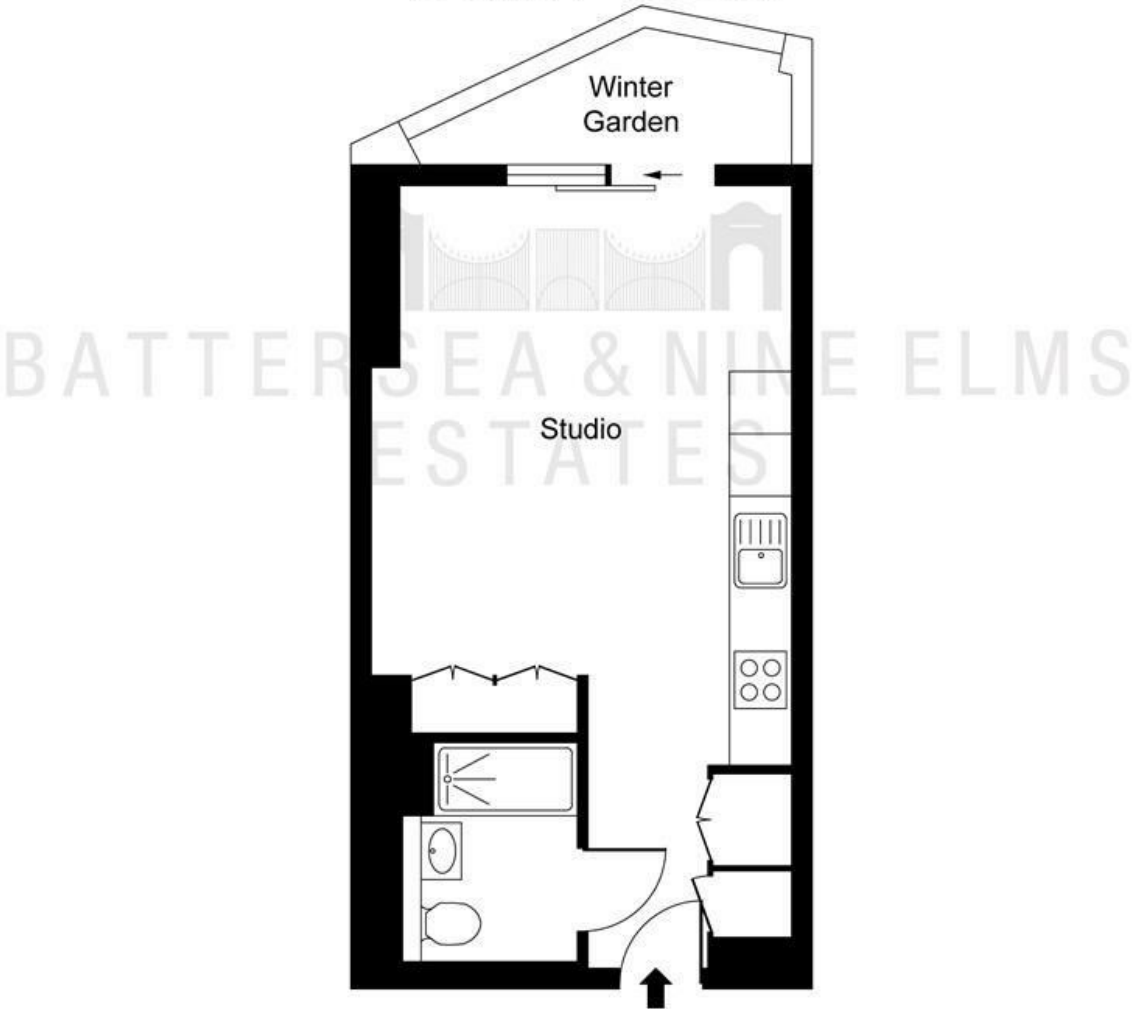


ILLUSTRATION FOR IDENTIFICATION PURPOSES ONLY
ALL MEASUREMENTS AND AREA FIGURES SUPPLIED BY OTHERS, ACCURACY IS NOT GUARANTEED.
THIS PLAN MUST NOT BE REPRODUCED BY ANY OTHER PERSON WITHOUT PERMISSION

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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	