

Legacy Building, Embassy Gardens

Asking Price £1,250,000

A stunning two bedroom, two bathroom apartment arranged over a high floor in Legacy Building of Embassy Gardens. Located only a short walk from zone 1 transport links and the River, the property features contemporary design and bright and spacious accommodation. Appliances included a dishwasher, combination washer/ dryer, wine cooler and underfloor heating and comfort cooling.

Residents of this sought after location can enjoy the wonderful amenities including the incredible Sky Pool, Sky Deck and Orangery, as well as on site gym, cinema and private residents club and lounge.

Approximately 985 years remaining on lease
Ground rent amount: Ask agent
Ground rent review period: Ask agent
Service charge amount: approx. Ask agent
Service charge review period: N/A
Council tax band: Wandsworth F

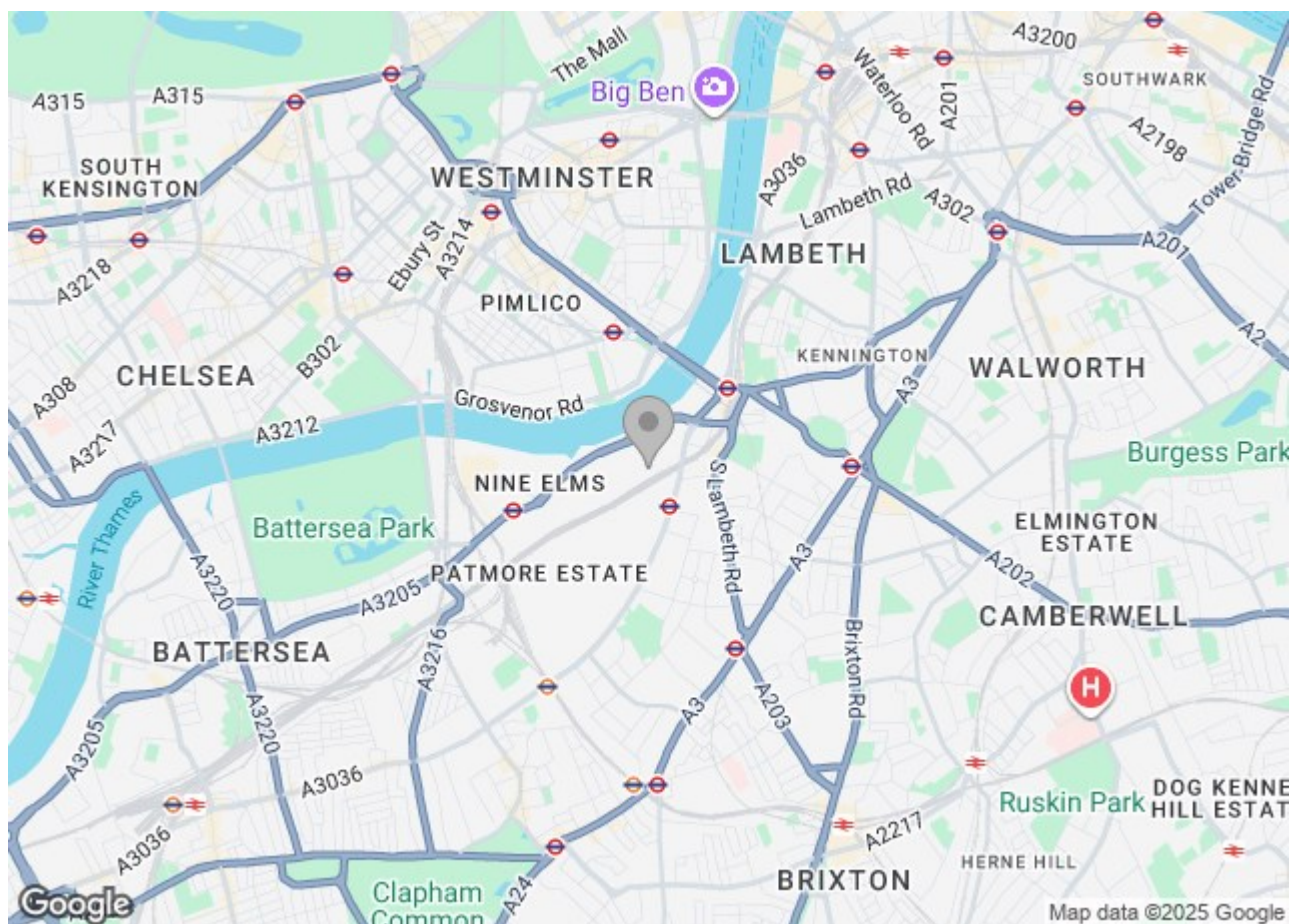
Electricity supply – Mains | Cold Water supply – Mains | Sewerage – Mains | Hot water, heating & comfort cooling – Communal | Internet: Fttp | Lift access | Cladding: EWS1 Certificate available

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

1 Viaduct Gardens London



- Two double bedrooms
- Two bathrooms (one en suite)
- 24 Hour concierge
- Swimming pool & spa
- Excellent transport links
- Residents cinema suite
- Residents lounge & meeting rooms





Legacy Building,
Embassy Gardens, SW11
Approximate Gross Internal Area
81.1 sq m / 873 sq ft

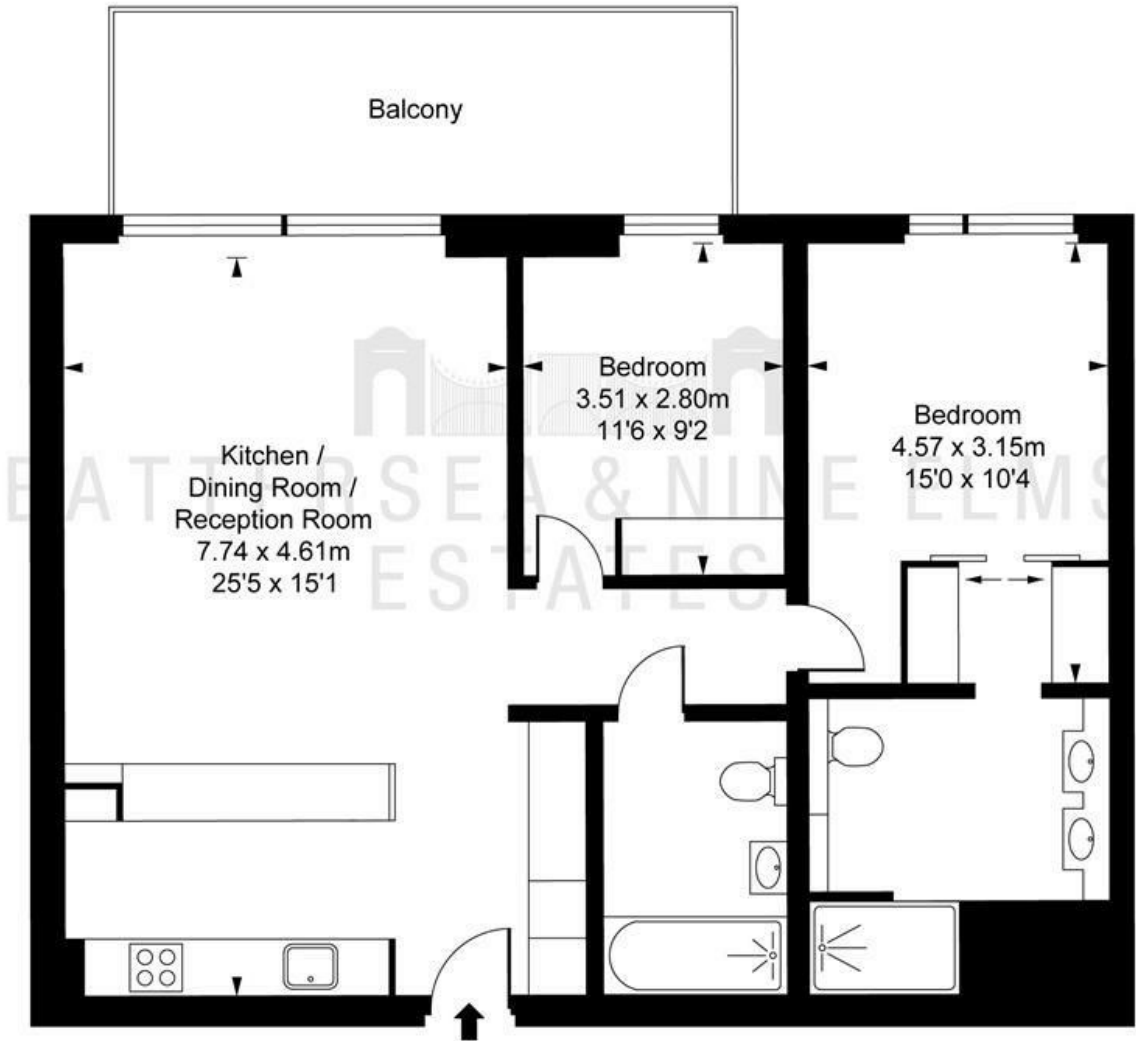


ILLUSTRATION FOR IDENTIFICATION PURPOSES ONLY
ALL MEASUREMENTS AND AREA FIGURES SUPPLIED BY OTHERS. ACCURACY IS NOT GUARANTEED.
THIS PLAN MUST NOT BE REPRODUCED BY ANY OTHER PERSON WITHOUT PERMISSION

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