



## Rothsay Street, SE1

### £850,000

An incredibly spacious and high spec, lateral apartment in a boutique low-rise development with three spacious double bedrooms, three bathrooms, a very generous open plan living room and kitchen, plus a large private balcony.

Capacity House is enviably located on Rothsay Street, tucked back off Tower Bridge Road, moments from Bermondsey Street, with Shad Thames, London Bridge, the Shard and Borough Market all on your doorstep.

### Features

- 999 Year Lease from 2015
- Boutique Development
- Three Double Bedrooms
- Three Bathrooms
- Large Living Space
- Private Balcony
- Lift Access & Secure Entry





## Rothsay Street, SE1

Spread over almost 1,200 sq ft, there is a wonderful sense of space throughout the property. The main living space runs across the full width of the property with a dual aspect, ample room for dining, a separate seating area and access to a large private balcony.

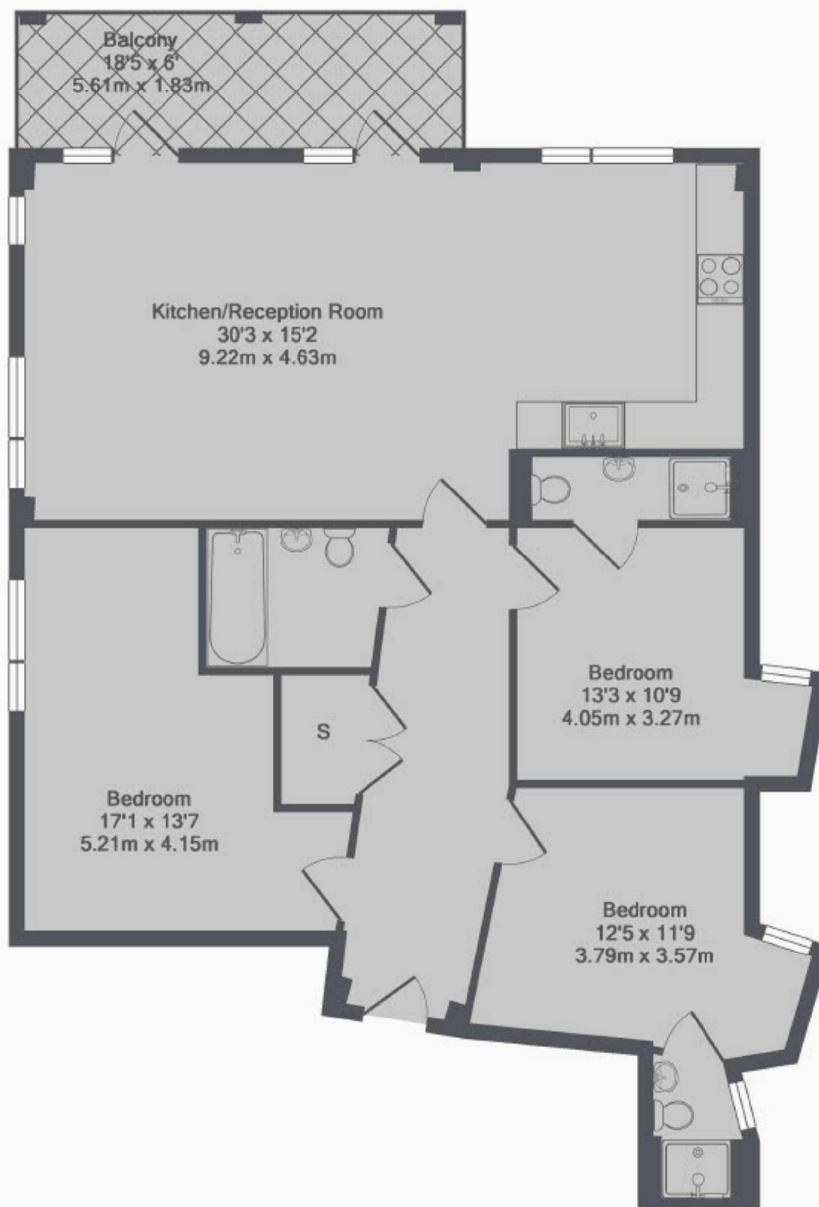
All three bedrooms are very good sizes with ample room for storage. Two of the bedrooms have en-suite shower rooms, whilst there is an additional guest bathroom accessed from the hallway.

Capacity House is an exclusive development of only nine flats, built in 2015, benefiting lift access and secure entry. Each apartment has under floor heating throughout, full height windows and high spec fittings.





# Rothsay Street, London, SE1



The Lighthouse, SE1  
Total Approx. Floor Area 1143 Sq.Ft. (106.2 Sq.M.)

## Dexters

London Bridge  
54 Borough High Street  
London  
SE1 1XL  
Sales  
020 7650 5 100

Energy Rating: B. We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.

 **RICS** | Regulated  
Estate Agent  
and Letting Agent

dexters.co.uk