

# SUTHERLAND APARTMENTS

EBURY BRIDGE ROAD | SW1W





THIS FABULOUS HIGH-SPECIFICATION TWO-BEDROOM APARTMENT HAS STUNNING VIEWS.



The apartment was recently completed, so it has never been lived in and is, in effect, 'Brand New.' Residents enjoy a dedicated 12-hour concierge service, access to over 2.3 acres of landscaped public gardens, and a residents' podium garden and terrace. Ebury SW1 forms part of an exceptional new neighbourhood and features premium apartments with four landscaped garden squares at its heart, new shops, cafés and restaurants, and easy access to the River Thames and the transport connections at nearby Victoria and Sloane Square stations. Sutherland Apartments stands proud as the first of nine residential buildings.

2 Bedrooms • 2 Bathrooms • 1 Reception room • Balcony • Concierge service • Residents podium garden and terrace





## LOCATION

The development boasts an exclusive location in the golden postcodes of Belgravia, Chelsea and Westminster. Close to the river and many of the city's iconic and historic buildings, and just a short walk to Sloane Square and Victoria stations – Ebury is perfectly placed to experience the best of central London living.

The surrounding streets and neighbourhoods offer the style, exclusivity, and eclecticism of London village life. Discover cafés, independent boutiques, organic bakeries, and farm shops nestled alongside elegant bars and an excellent choice of Michelin star restaurants.

## TERMS

**Price** £1,550,000

**Tenure** Leasehold - 999 years

**Service Charge** £6000 Per annum

**Ground rent** £1200 Per annum

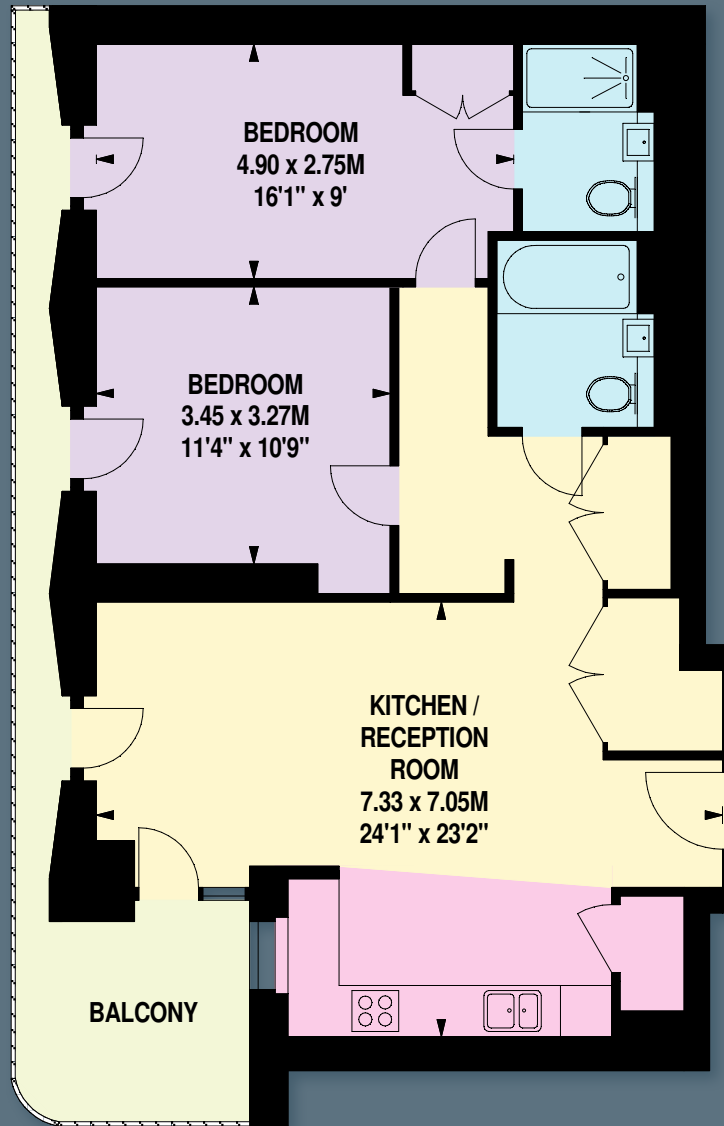
**Local Authority** City of Westminster London

**Council tax** TBC

**EPC** B

## APPROXIMATE GROSS INTERNAL AREA

76 SQ M - 818 SQ FT



Eleventh Floor

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