



Churchill Gardens

London, SW1V

Offers in excess of £430,000

A spacious two double bedroom apartment located on the 8th floor of Sheraton House, one of the outer blocks on the edge of the renowned Churchill Gardens Estate. Arranged over approximately 735 sq ft, the property offers an entrance hallway, separate kitchen, bright living room, two generous double bedrooms, bathroom, and separate WC.

The apartment benefits from a private balcony, accessible from both the kitchen and living room, with pleasant views across the development and side glimpses of the River Thames.

While the property would benefit from modernisation, it presents an excellent opportunity for the next purchaser to create a home tailored to their taste. Building serviced with 2 lifts. No onward chain.

Lease: 86 years remaining

Ground Rent: £10 per annum fixed for term

Service Charge: Estimated £3820.08 per annum (includes hot water and heating)

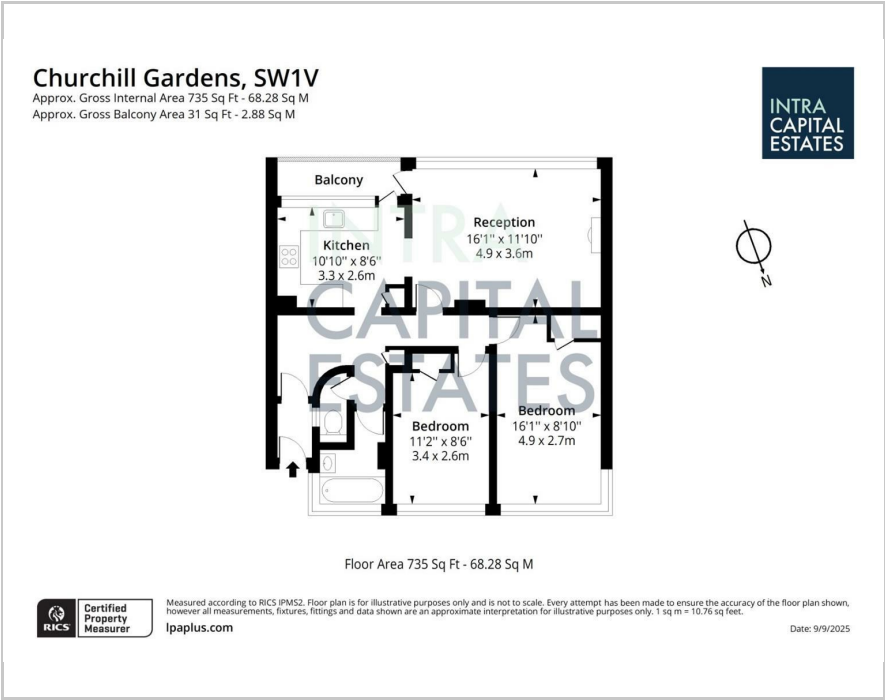
- Two Double Bedrooms
- 8th Floor (building with lifts)
- In Need of Modernisation
- Balcony with Side Views of Thames
- Building on Edge of Churchill Gardens Development
- No Chain

Viewing

Please contact our Intra Capital Estates Office on 0207 183 6676 if you wish to arrange a viewing appointment for this property or require further information.



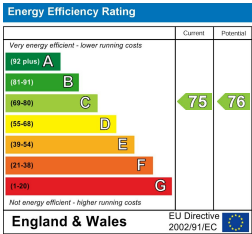
Floor Plan



Area Map



Energy Efficiency Graph



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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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MODERN APPROACH
TRADITIONAL VALUES

