



SEBASTIAN OLIVER

exp[®] UK

@ seb.oliver@exp.uk.com

sebastianoliver.exp.uk.com

07711 581 552

Rosamond House, Westminster, London SW1P2FD

Guide Price £900,000

1 1



Experience contemporary living at its finest in this stunning one-bedroom apartment, situated on the first floor of the prestigious Westminster Quarter development. This exceptional residence offers a generous living space, complete with a private winter garden and a desirable open-plan layout, creating a haven of tranquillity in the heart of London.

Step inside and be greeted by a bright and spacious open-plan living area, seamlessly integrating a stylish kitchen equipped with high-quality Siemens appliances. The engineered oak flooring flows throughout, adding warmth and elegance to the space. Floor-to-ceiling windows overlook the beautifully landscaped courtyard garden, flooding the apartment with natural light and creating a serene backdrop.



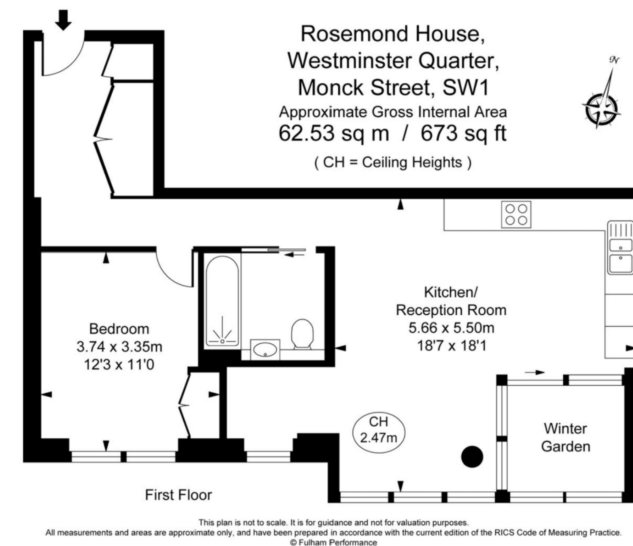
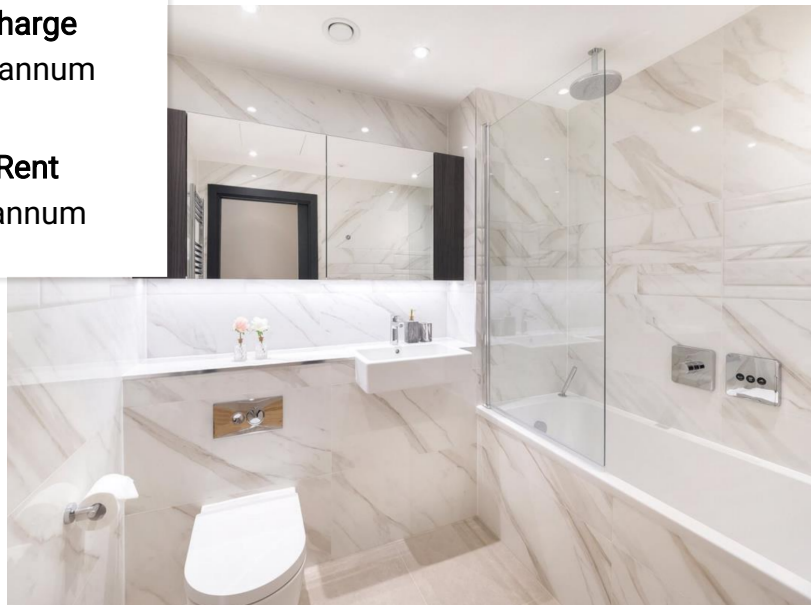


Floor Area
673 sq. ft.

Tenure
Leasehold

Service Charge
£5800 per annum

Ground Rent
£400 per annum



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	86	86
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	