



**Cabul Road, London SW11 2PR**

## **welcome to**

### **Cabul Road, London**

With over 1070 Sq. Ft of accommodation, we are delighted to offer for sale this substantial and superbly well-presented two-bedroom, two-bathroom apartment with a large and sunny terrace. This top floor apartment has been designed to an exceptionally high standard and offers enviable living and entertaining space throughout.

The property features a spacious open-plan kitchen/living area, flooded with natural light from large windows finished with hardwood flooring. Newly renovated kitchen is fitted with sleek cabinetry, integrated appliances, ample counter space, and a central island with breakfast bar. The full glass doors lead to the private terrace.

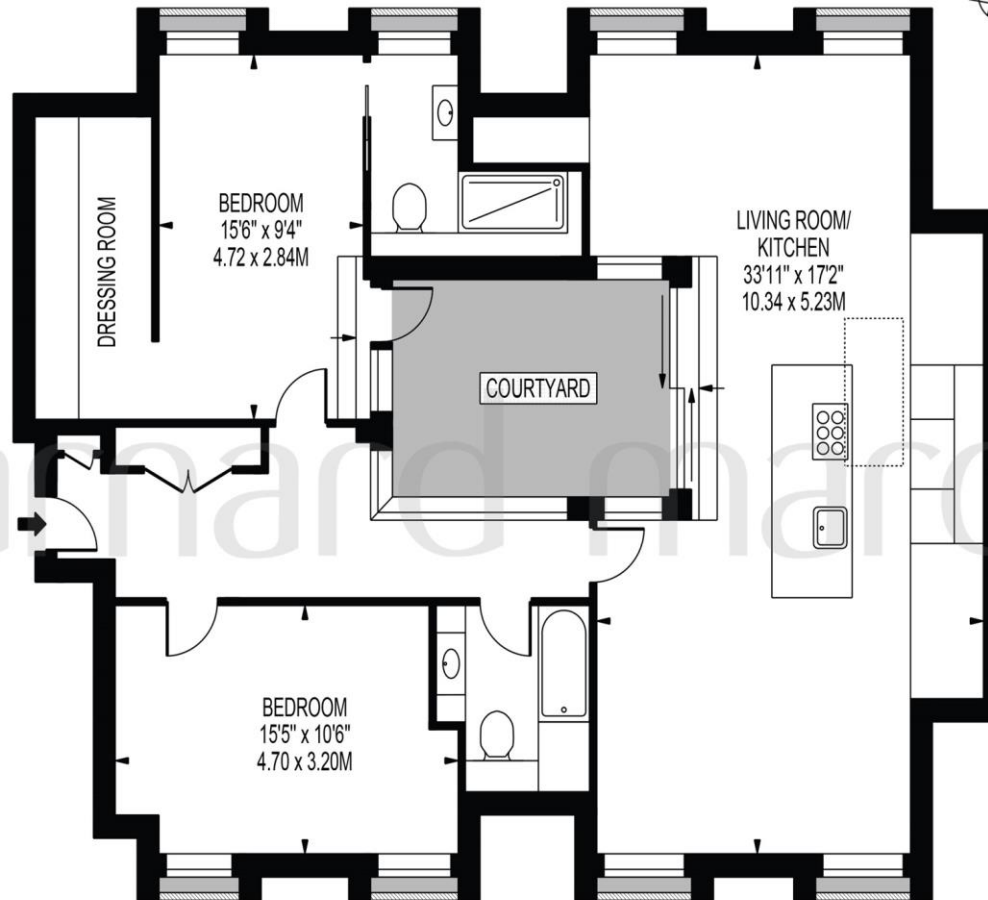
The apartment offers a beautifully designed Principal Bedroom flooded with natural light, complete with a spacious dressing room, fitted wardrobes, and a luxuriously renovated ensuite finished to an exceptional standard. Opposite the Principal Bedroom, is a generously sized second bedroom alongside a stylish family bathroom, both newly refurbished with high quality finishes.

The property boasts large floor to ceiling windows, a wide and spacious hallway with ample storage. Situated within the 'The Set', an outstanding new development. The Set has been carefully crafted by converting an old film studio in a popular and quiet part of Battersea. The building offers plenty of character and is finished to an excellent standard.



# CABUL ROAD

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1130 SQ FT - 104.98 SQ M



## SECOND FLOOR

FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.  
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ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.



welcome to

## Cabul Road, London

- Large Top Floor Apartment
- Two Bedroom/Two Bathroom
- Large Terrace
- Recently Refurbished to a High Standard
- Bright and Airy
- En-Suite/Dressing Room
- Ample Storage
- Close to Transport

Tenure: Leasehold EPC Rating: C

Council Tax Band: F Service Charge: Ask Agent

Ground Rent: Ask Agent

**£1,275,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [barnardmarcus.co.uk/Property/BTS106781](https://barnardmarcus.co.uk/Property/BTS106781)



Property Ref:  
BTS106781 - 0005

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