



St. George Wharf, LONDON SW8

welcome to

St. George Wharf, LONDON

We are delighted to introduce this opportunity to acquire this fantastic upper floor (7th) two double bedroom apartment, available for sale with no onward chain. The property is situated in the iconic St Georges Wharf, one of London's most sought after developments, nestled right in the heart of Vauxhall on the bank of the river Thames. This spacious property is presented for sale in excellent condition throughout ideal for anyone needing a quick transaction.

Accommodation comprises an entrance hall, two double bedrooms, large open plan kitchen/reception room and bathroom. The property has a valid EWS1 Form.

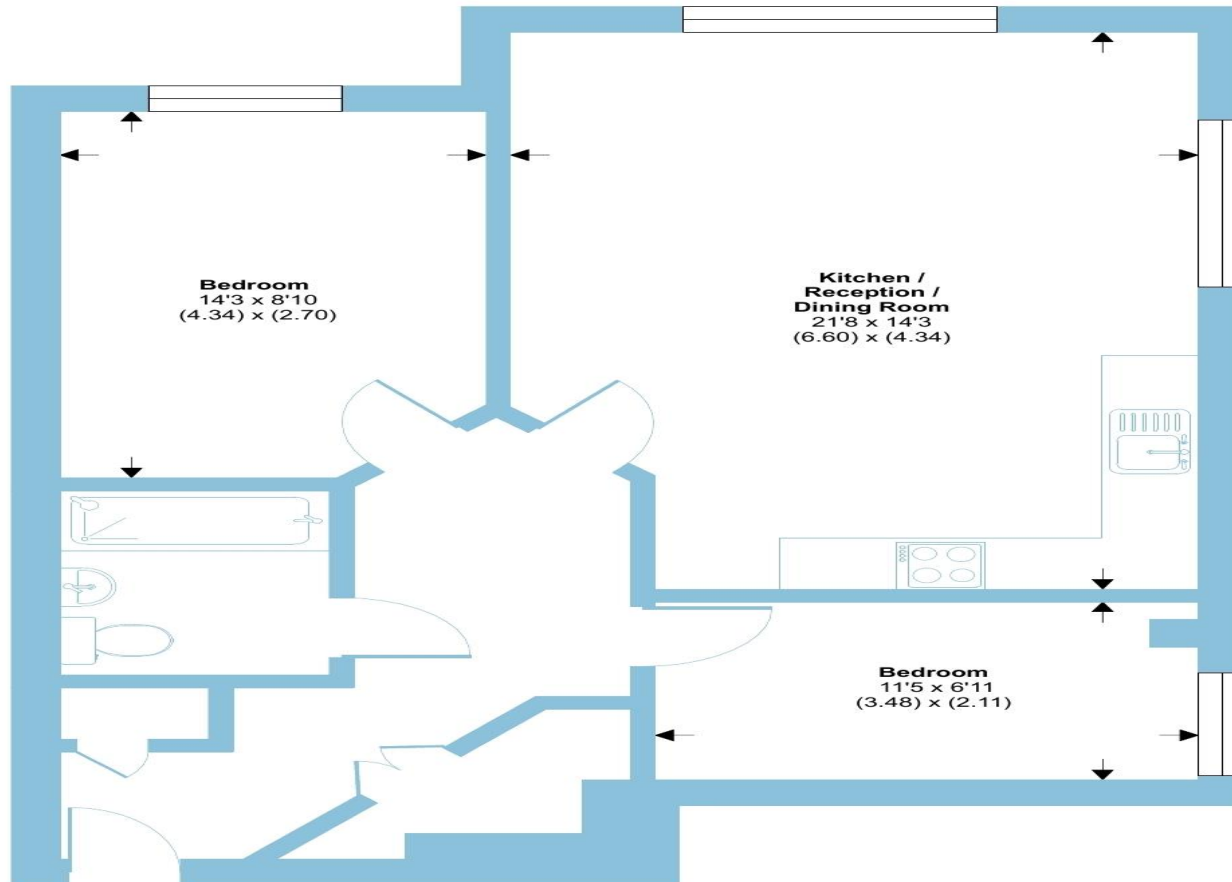
We see this property as being an ideal first step on to the property ladder.



St. George Wharf, London, SW8

Approximate Area = 693 sq ft / 64.3 sq m

For identification only - Not to scale



SEVENTH FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). Produced for Barnard Marcus. REF: 1310222. © nichecom 2025.

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St. George Wharf, LONDON

- Two Double Bedrooms
- Upper Floor (7th)
- No Onward Chain
- Sought After Location
- Exclusive Development

Tenure: Leasehold EPC Rating: C Council Tax Band: F

Service Charge: 4756.75 Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£500,000



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/KGT110840



Property Ref:
KGT110840 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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