

# Cambium Apartments, Beatrice Place, London SW19 6BU



### welcome to

## **Cambium Apartments Beatrice Place, London**

Stunning three bedroom, former showhome apartment in this landmark development between Putney and Southfields with over 1,000 sqft of accommodation.

The apartment offers a generous lounge with direct access to a south facing, private balcony. The fully integrated high specification kitchen all comes complete with Bosch appliances. All bedrooms are doubles and with en-suite to main bedroom.

The apartments at Cambium are cleverly designed to have a seamless link between interior design and the great outdoors! All plans have evolved around the retention of the 200 year old oak tree, central to the development.

Offered to the market with no chain, the property is a must see.

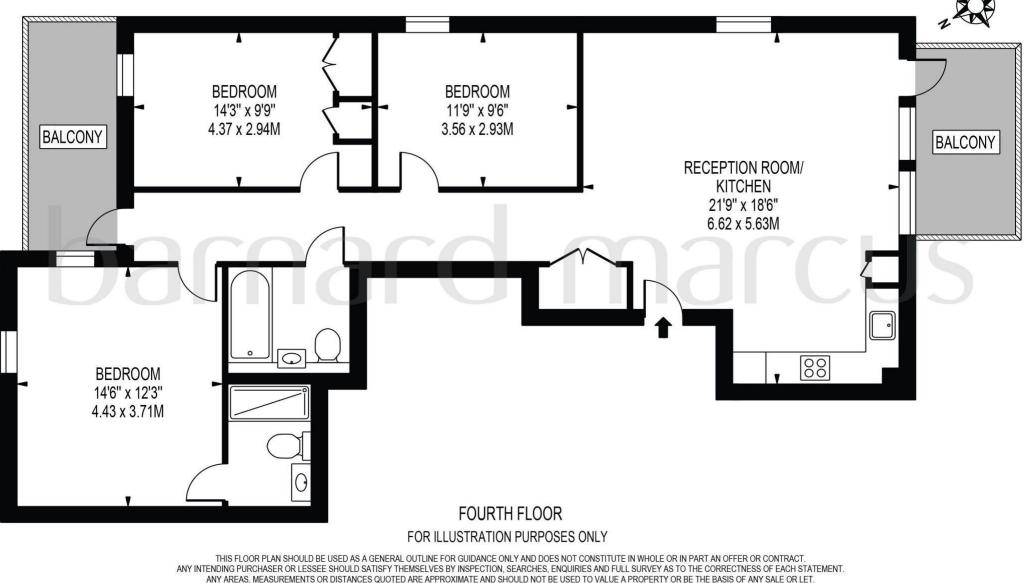






# **CAMBIUM APARTMENTS**

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1022 SQ FT - 94.94 SQ M



## welcome to

## **Cambium Apartments Beatrice Place, London**

- No Chain
- Three Double Bedrooms & Two Bathrooms
- Two Balconies
- Ideally located for Southfields Village & Tube Station
- Contemporary Living and Luxury Specification

#### Tenure: Leasehold EPC Rating: B

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2018. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £750,000





### view this property online barnardmarcus.co.uk/Property/SFS106606



Property Ref: SFS106606 - 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.

Barnard Marcus is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

# barnard marcus







Southfields@barnardmarcus.co.uk

245 Wimbledon Park Road, Southfields, LONDON, SW18 5RJ



#### barnardmarcus.co.uk



Please note the marker reflects the postcode not the actual property